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CHAPTER 10

SIGNS

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9-10-1: PURPOSE AND SCOPE

The purpose of this ordinance is to create the legal framework for a comprehensive and balanced system of sign regulation that will preserve the right of free speech and expression, provide an easy and pleasant communication between people and their environment, and avoid the visual clutter that is potentially harmful to traffic and pedestrian safety, property values, business opportunities, and community appearance. With these purposes in mind, it is the intent of this ordinance to authorize the use of signs that:

Deleted: A. This chapter is adopted to: ¶ 1.

A. Promote the health, safety and general welfare of visitors and citizens of the city and preserve and enhance property values.

B. Encourage a positive business atmosphere.

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C. To promote and accomplish the goals, policies and objectives of the City of Mesquite's Comprehensive Master Plan.

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D. Promote aesthetically pleasing and compatible signage which implements the unified development ordinance of the city.

E. Provide for consistent and fair application and enforcement of the regulations pertaining to signs.

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F. The regulations of this chapter shall apply on all public and private lands.

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G. It is not the intent of this chapter to interfere or conflict with legally existing private restrictions, covenants, agreements or easements unless they are less restrictive than required by this chapter.

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9-10-2: NON-COMMERCIAL SIGNS AND MESSAGES

In addition to the signage rights and rules defined by zone, signs displaying non-commercial messages, such as (by way of example, and not limitation), opinions on matters of religion, politics, and social policy, may be displayed at any time and in any zone, subject to:

Deleted: D. . This chapter is intended to provide specifications and regulations for most sign types. Signs not described or regulated by this chapter should not be used or constructed without specific approval of the planning and zoning commission and/or the board of adjustment upon proper appeal thereto. (Ord. 216, 3-9-1999, eff. 4-3-1999) ¶ 9-10-2:

A. Commercial and Industrial Zones: In commercial and industrial zones, any sign that can be displayed under the provisions of this ordinance may contain a non-commercial message.

B. Agriculture and Residential Zones: In agriculture and residential zones, per residential unit, at all times:

1. Maximum area: 6 sq. ft. per sign

2. Maximum number of signs: 2

3. Maximum height (if freestanding): 4 ft.
4. Illumination: Not allowed
5. For multi-family residential units, signs placed in landscaped, common, unimproved, parking or community areas are subject to permission of the owner and many not exceed two per parcel.
- C. If the sign structure is permanent in physical nature, then all applicable building and safety codes shall be met.
- D. Temporary Increase in Non-Commercial Message Signs: During the period beginning sixty (60) days before any primary, special or general election, and ending fifteen (15) days thereafter, the amount of sign area used for non-commercial speech messages may be increased as follows:
 1. In Commercial and Industrial Zones: An additional thirty-two (32) square feet of sign area;
 2. In Residential Zones: An additional ten (10) square feet of sign area.
 3. The additional signs or sign area used pursuant to this subsection must be removed within the fifteen day period following the election.
- E. Non-commercial message signs may be carried by a person at any time and in any zone.

9-10-3: DEFINITIONS

As used in this chapter, the following words and phrases have the following meanings, unless the context clearly indicates a contrary meaning is intended:

A-FRAME SIGN: A freestanding, temporary and/or movable device usually constructed of two (2) separate wood or metal sign faces attached at or near the top.

ABANDONED SIGN: A sign on a property which has been vacated or which remains unused for a period of time in excess of four (4) months. This also includes signs advertising a former business or venture which still remain on the premises of a subsequent operating business.

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ADVERTISING OR BUSINESS SIGN: Any writing, printing, painting, display, emblem, drawing, sign or other device designed, used or intended to be used to advertise products, goods, services or promote the sale of objects, or attract attention to a place, or lettering for the purpose of making anything known. (See definition of Sign.) This also includes, but is not limited to, signs on automobiles, trailers, conveyances or vehicles.

ALTERATION: Changing or rearranging any structural part, sign face, enclosure, lighting, component, ownership, control, or location of a sign.

ANIMATION OR ANIMATED: (See also Reader Sign) The movement or the optical illusion of movement of any part of the sign, sign structure, design, or pictorial segment, including the movement of any illumination or the flashing or varying of light intensity; the automatic changing of all or any part of the facing of a sign. Time and temperature displays are not "animated signs" for the purposes of this section

Deleted: ANIMATED SIGN: A sign with parts or sections which revolve or move or which has flashing or intermittent lights, but not including "time and temperature" signs or electronic message centers.

Highlight = New Colored = Re-worded

AREA: The portion of a sign used for display purposes and excludes the minimum frame and supports. Only one side of a double faced sign (covering the same subject) shall be used for computing the sign area when the signs are parallel (no greater than 2 feet apart) or diverge from a common edge by an angle not greater than thirty degrees (30°). For signs that do not have defined display areas, sign area shall be the area of the smallest rectangle, polygon or square that will frame the display.

AWNING SIGN: A sign constructed of a framework that is mounted to a building or canopy. The framework may be covered with a light fabric which may be translucent. The awning cover may contain advertising or identifying copy, graphics or design and may be backlit. Awnings used strictly as protective structures for windows and doors and having no sign copy or design are not signs and may display the building address only.

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BACKLIGHTING: Illumination positioned inside or behind a sign face such as behind raised letters and awnings or inside sign cabinets, the lighting source of which is not itself visible to the observer. This may also be called "internally lighted".

BANNER: means a temporary sign intended to be hung on a frame, secured at the top and the bottom on all corners, applied to plastic, fabric or similar lightweight material of any kind, excluding official flags and emblems. Banners may also be similarly secured or mounted to allow motion caused by the atmosphere.

BILLBOARD: A sign that is designed for changeable messages which advertise or direct attention to a business, commodity, service or entertainment conducted, sold or offered elsewhere than on the premises upon which the sign is located or to impart a public service message. The billboard sign is usually larger than eight feet by four feet (8' x 4') in dimension and may be owned by a commercial company that leases or rents the billboard space for advertising purposes.

BUILDING FACADE: Any exterior wall of a building including windows, doors, and mansard, but not including a pitched roof.

CANOPY: means a structure constructed of fabric or other material placed so as to extend outward from the building, providing a protective shield for doors, windows and other openings, with supports extending to the ground as well as attached to the building.

Deleted: CHANGEABLE COPY SIGN: A sign on which the text or copy may be changed manually or electrically. ¶

CANOPY, DRIVE THROUGH: "Drive-through canopy" means a freestanding roof structure over drive-through facilities such as a gasoline pump island.

CANOPY, DRIVE-THROUGH, SIGN: "Drive-through canopy sign" means a flat sign that is painted or attached to a drive-through canopy which does not extend above or below the canopy facade.

CANOPY SIGN: means a sign that is painted or otherwise made part of the canopy material. Signage is limited to the vertical portions of the canopy; the sides and the front valance. No signage shall protrude beyond the vertical face.

CITY COUNCIL: City Council means the City Council as provided by the Nevada Revised Statutes, the charter, and the Mesquite City Code. At the time of this ordinance, the City has not formed a planning commission. If it does so in the future,

then references in this Chapter to "City Council" will be deemed to include the planning commission, to the extent the City Council so provides.

CLEAR VISION ZONE: Clear vision zones and corner sight zone areas at intersecting streets and driveways in which unobstructed vision of motor vehicle operators is maintained. The clear vision zone, also known as the corner sight zone, is defined in section 9-9-7 of this title.

CLEARANCE: The height of the lower edge of the face of a freestanding sign from the finished grade.

COMMON TENANCY SIGN: means a pole, monument or flat sign used to identify a commercial development and individually lists or identifies two (2) or more businesses located within the development.

Deleted: COMMERCIAL SUBDIVISION: For the purpose of this chapter a commercial subdivision is more than one business on property greater than one-half (1/2) acre which is zoned commercial.

COMMUNITY DIRECTIONAL SIGN: A sign with changeable panels directing residents or visitors to points of interest, including residential developments.

Deleted: , and which may be placed on private or public property, or within rights of way.

CONFORMING SIGN: A sign that meets all provisions of this chapter.

CONSTRUCTION: The materials, architecture, assembly, and installation of a sign.

CONSTRUCTION SIGN: means a temporary sign identifying the contractor, architect, designer or other affiliated organization responsible for the construction of a new project.

Deleted: CONSTRUCTION SIGN: A sign, on premises or off premises, which directs to, identifies, or describes the development or construction of a use, building or buildings which is (are) planned or currently underway. ¶

DENSITY: The concentration of signs in a given area, frontage, district, or lot. "Density", as used in this chapter, will usually be defined in terms of numbers of signs per lot or frontage.

DESIGN: The form, features, colors, and overall appearance of a sign structure.

DEVELOPMENT ENTRY SIGN: means a permanent sign used to identify the main entrance of a PUD or a subdivision or development containing multiple lots and/or multiple (principal) buildings.

DIRECTIONAL SIGN: means a sign that usually designates the entrance or exit to a premises or provides other directional information.

DRIVEWAY SIGHT ZONE: Sight zone areas at driveways in which unobstructed vision of motor vehicle operation is maintained. The driveway sight zone is defined in section 9-8-2 of this title.

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ELECTRONIC MESSAGE SIGN: A display consisting of an array of light sources, panels, or disks that are electronically activated.

EXISTING DEVELOPMENTS: A development or developments which have been approved, constructed and occupied.

Deleted: are built out

EXTERNAL ILLUMINATION: Lighting which is mounted so as to illuminate a sign from a position outside of the sign structure. This may also be called "externally lighted".

FLAT SIGN: A sign either painted on or erected parallel to or attached to the outside wall of a building and extending not more than twenty four inches (24") from such wall or building facade. Flat signs shall be constructed of low maintenance materials using flush mounted cabinets, individual pan channel letters, or raised or flush mounted metal cutout letters.

Deleted: n identification, advertising or business

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FREESTANDING SIGN: A sign that is self-supported by poles, pylons, or other structural supports mounted in or upon the ground surface and not attached to any building. Examples of freestanding signs are a monument sign and a pole sign.

FRONTAGE: A linear distance used in determining the allowable size and location of signs.

HEIGHT: The vertical measurement from the top back of curb (at the nearest point of the sign) to the highest point of the sign structure.

ILLUMINATED OR LIGHTED SIGN: A sign equipped with artificial lighting devices for the purpose of improving the sign's visibility.

INFLATED SIGN: Any advertising device which is supported by heated or forced air or lighter than air gases and is attached to the ground or a structure.

LASER: A device that emits light in an intense narrow beam.

LOCATION: The position on a property where a sign is or will be placed. The sign location must comply with requirements of this title and with an approved site plan.

LOGO SIGN PROGRAM: A program by the Nevada department of transportation (NDOT) placed along Interstate 15.

LOW MAINTENANCE: Sign materials which do not require frequent replacement, painting, or refurbishing as a result of exposure to the elements.

LOW PROFILE SIGN: A sign which does not exceed four feet (4') in height. A "low profile sign" may be mounted on a landscaped berm no higher than two feet (2').

MARQUEE: A permanent structure other than a roof attached to, supported by, and projecting from a building and providing protection from the elements.

MONUMENT SIGN: A freestanding identification, advertising or business sign which is supported by a pole(s) or base having a combined width(s) greater than two feet (2') which is mounted permanently in the ground.

MOVABLE SIGN: Any sign prominently displayed to identify, advertise, direct, or promote, any person, product, company, or entity of service, which is movable in nature such as A-frames, pedestal, signs on vehicles, banners attached to freestanding poles, or similar signs that are not permanently installed in the ground.

MURAL: A sign or other graphic consisting of an image painted directly to a wall.

NAMEPLATE SIGN: An on premises sign which indicates the identity of the owner or occupant of a parcel, structure or use.

NEW DEVELOPMENT SIGN: means a temporary real estate sign used to identify a new development being constructed.

NONCONFORMING SIGN: A sign or sign structure which lawfully existed at the time a zoning or land use ordinance became effective but which does not presently conform to all the requirements of the applicable zoning ordinance.

Deleted: **HARDSHIP:** Hardship properties are those properties not located on a main traveled road and away from a main traveled road so that an individual must turn down three (3) other roads to arrive at the property. A hardship is also demonstrated when a business has been determined to be unable to make its presence known to the public utilizing standard sign rules. ¶

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IDENTIFICATION SIGN: An on premises sign which indicates the identity of the owner or occupant of a parcel, structure or use.

Deleted: **MARQUEE SIGN:** Generally, a sign attached to a roof like structure projecting over an entrance to a building. ¶

OFF PREMISES SIGN: A sign indicating the availability of goods or services at a location other than the location of the sign.

Deleted: , not larger than four feet by eight feet (4' x 8') in dimension

ON PREMISES SIGN: A sign located on the property that it serves.

PEDESTAL SIGN: A movable sign supported by a column or columns and a base.

PLANNING DEPARTMENT: The City of Mesquite Planning and Redevelopment Department

Deleted: PERIMETER BUILDING PAD: A separate building location (usually along the street frontage) which is usually developed or designated in connection with a larger commercial site. ¶
PLANNING AND ZONING COMMISSION: The commission appointed by the Mesquite city council to resolve planning and zoning issues in the city of Mesquite, subject to appeal to the Mesquite city council. If the Mesquite city council has not appointed a separate planning and zoning commission, then the Mesquite city council serves as the planning and zoning commission as set forth in this chapter.

POLE SIGN: A freestanding sign which is supported by a pole(s) or base having a combined width(s) of two feet (2') or less and a minimum clearance of six feet (6') which is mounted permanently in the ground.

PORTABLE READER SIGN: A reader sign that is mounted on a portable framework and intended for temporary use.

POSTER SIGN: A flat building sign on which temporary paper signs are mounted.

PROJECTING SIGN: A sign attached to and projecting from the wall of a building and not in the same plane as the wall.

PREMISES: A lot or parcel with its appurtenances and buildings that function as a unit.

PROPERTY SIGN: Property signs regulating the private use of property including "No Hunting", "No Dumping" or "No Trespassing" signs

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Deleted: which advertise special prices or events at the business and not only the name of the business.

PROMOTIONAL SIGNAGE: Temporary devices such as banners, streamers, commercial flags, balloons, pennants, trailer signs and inflated signs.

PYLON COVER: An enclosure for concealing and/or for decorating poles or other structural supports of a pylon sign.

PYLON SIGN: A freestanding sign with the support structure enclosed with a pole cover.

REAL ESTATE SIGN: A temporary sign related to the property upon which it is located and offering such property for sale or for lease.

READER SIGN: A changeable copy display that allows for the manual, mechanical, electrical or electronic changing of the copy or text. This also includes electronic displays consisting of an array of light sources, panels, or disks that are electronically activated. The term "Reader Sign" shall not be defined as a type of "animated sign" if the message displayed is fully readable and statically displayed for a period of time not less than eight (8) seconds.

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ROOF SIGN: A sign which is supported wholly or in part by and which projects over a roof.

SCULPTURED SIGN: A freeform or three-dimensional (3-D) sign that has a depth greater than two feet (2').

SEARCHLIGHT: An apparatus on a swivel or stationary which projects a beam of light in the night sky with the intent of attracting attention to the location of the searchlight or light display.

Deleted: greater than five hundred thousand (500,000) candlelight wattage.

SEPARATION: The horizontal distance between signs measured parallel with the street or curb.

SETBACK: The furthest horizontal distance between either the property line (front, side or rear), future right-of-way line, edge of pavement, back of curb, or back of sidewalk and the closest point of projection of the display, sign or structure.

SIGN: A lettered, numbered, symbolic, pictorial, or illuminated visual display designed to identify, announce, direct, or inform that is visible from a public right-of-way. "Sign" shall also include the sign structure, supports, lighting system attachments, and other features. "Sign" does not mean flags, badges, or ensigns of any government or governmental agency used for identification.

SIGN FACE: That part of the sign that is or can be used to identify, to advertise, to communicate information, or for visual representation which attracts the attention of the public for any purpose. The term "sign face" includes any background or surrounding material, panel, trim or ornamentation, color and direct or self-illumination that differentiates the sign from the building, structure, backdrop surface or object upon or against which it is placed. The term "sign face" does not include any portion of the support structure for the sign; provided, that no message, symbol or any of the previously described elements of a sign face is placed on or designed as part of the support structure. See subsection 9-10-5Z of this chapter.

SIGN FACE AREA: The surface of the sign face.

SIGN PERMIT: An approval issued by the building department, or City Council on appeal.

SNIFE SIGN: means a sign for which a permit has not been obtained which is attached to a public utility pole, service pole, supports for another sign or fences, trees, and other similar items.

STREET FRONTAGE: The linear distance along a single street measured between property lines of any parcel which abuts that street.

SUPERGRAPHIC: A sign, consisting of an image printed or painted on vinyl, mesh or other material with or without written text, supported and attached to a wall by an adhesive and/or by using stranded cable and eye-bolts and/or other materials or methods.

TEMPORARY SIGN: Any identification, advertising, directional, or promotional device which is not permanently constructed or attached and which must be removed according to the provisions of this chapter.

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Deleted: the sign structure. ¶
SHOPPING CENTER: For the purposes of this chapter, a shopping center is more than one business on property one-half (1/2) acre

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SIGN: Every advertising message, announcement, declaration, warning, statement, demonstration, illustration, insignia, surface, space, or object erected or maintained in view of the observer for the purpose

Deleted: identifying, promoting, advertising, directing, or warning for the benefit of any person, project, company, entity, or service.

Deleted: (Ord. 216, 3-9-1999, eff. 4-3-1999; amd. Ord. 300, 3-10-2005)

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9-10-3: PROCEDURE TO OBTAIN

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9-10-4: SIGN PERMIT REQUIREMENTS

A. Permit Required

A sign permit shall be required prior to the construction, reconstruction, location, relocation, alteration, modification or use of any sign except signs as described in Section 9-10-4J. Sign permits must be submitted to the building department. The Planning department will conduct a concurrent review of the permit request

for compliance with this chapter. Should the sign permit request also require a building permit for structural, electrical or footing components, the construction related details necessary for a building permit application must also be submitted. . If the sign is proposed within the Central Business District, the sign must also be reviewed by the architectural review committee for compliance with the district design standards.

B. Proposed Developments

A sign plan including sign criteria shall be submitted for review by the planning department for proposed developments at the time of the site plan review. Sign permits will not be issued for proposed developments until the sign plan or criteria are approved. Sign requests made subsequent to sign plan approval shall be reviewed and approved by the planning department for compliance with the approved plan.

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C. Existing Developments

Sign permit applications for new or replacement signage which alters an existing sign shall be reviewed by the planning department: 1) for compliance with this chapter; and 2) in compliance with the sign plan and criteria for the development as approved by the city council. Sign permit requests that comply with this chapter and the sign plan criteria must be approved. If no sign plan or sign criteria were approved for the development, the proposed signage must be approved by the planning department if such signage meets all provisions of this chapter. If a revised sign plan or sign criteria is proposed for development, the property owner shall submit and obtain planning department approval based on the provisions of this chapter for the amendment prior to the issuance of sign permits for new or replacement signs in the development.

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Deleted: : Permits for temporary signs shall be reviewed and issued by the building official or his designee in compliance with this section.

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D. Temporary Signs

Permits for temporary signs shall be submitted to, reviewed and issued by the planning department for compliance with this section and this chapter.

E. Application Submittal

An application for a permanent sign shall be made by submitting the following information and other exhibits or details as the applicant may deem appropriate or as needed in order to properly evaluate the sign proposal:

1. A sign permit application on a form supplied by the city building department, including sign structure details if the sign includes structural, electrical or civil improvements requiring a building permit.
2. A site plan, drawn to scale, showing location of proposed signage, existing and future buildings, property lines, streets, sidewalks, landscaped areas, parking areas, driveways, setbacks, utility poles and lines, building and sign separations or other features of the property;

3. Elevation plans showing height, clearance, dimensions, copy, graphics, colors, materials, exposed or internal lighting, assembly, attachment, installation and other detail; and

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4. Structural design criteria and calculations and other construction specifications that the building official may deem necessary for the issuance of the building permit.

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F. Other Review Criteria

All of the following findings shall be considered and satisfied prior to the issuance of a sign permit, variance, conditional use permit or any administrative permit approval for any sign:

Deleted: 2. The proposed sign will not be in violation of the CC&Rs for the property unless the CC&Rs are less restrictive than this code, in which case this code will prevail; and ¶
3. The proposed sign's height, area, location, mass, configuration, colors, illumination, and landscaping must be harmonious with the neighborhood and community. ¶
G. .

1. The proposed sign will comply with all provisions of this chapter and of the master plan goals and policies;

2. That the location and placement of the sign will not endanger motorists;

3. That the sign will not cover or blanket any prominent view of a structure or facade of historical or architectural significance.

4. That the sign will not obstruct views of users of adjacent buildings to side yards, front yards or to open space.

5. That the sign will not negatively impact the visual quality of a public open space such as a public recreation facility, square, plaza, or courtyard.

6. That the sign is compatible with building heights of the existing neighborhood and does not impose a foreign or inharmonious element to an existing skyline.

7. That the sign's lighting will not cause hazardous or unsafe driving conditions for motorists

Deleted: , must submit a copy of the CC&Rs with the application and an affidavit that the proposed sign is in compliance with the CC&Rs prior to the issuance of a sign permit

Deleted: H. . Appeals:

Deleted: shall be informed in writing within ten (10) working days of the denial of the reasons for the denial. The applicant

Deleted: . Appeals resulting from denial of any sign permit shall be filed within thirty (30) days following the date of denial by filing an appeal with the supporting documents, exhibits and papers supporting the appeal with the city clerk. Appeals resulting from denial by the city manager or his designee shall be heard by the planning and zoning commission or the city council if there is no appointed planning commission. Appeals of planning and zoning commission denials shall be heard by the city council. The decision of the city council on the appeal will be final. The city council shall consider the appeal within thirty (30) days of the original filing of the notice of appeal with the city clerk. If

G. CC&R Compliance

All signs proposed in areas where CC&Rs are in effect must comply with the CC&Rs or city code, whichever is more restrictive.

H. Procedure

A complete sign permit application must be approved, approved with conditions, or denied with a written decision issued stating the reasons for the denial within thirty (30) days of its filing. Should the sign application be denied, the applicant may: 1) make changes to reach compliance; 2) withdraw the application; or 3) appeal the decision.

Deleted: city council determines that the sign or situation is meritorious, the city council may approve the sign permit, notwithstanding other provisions of this chapter.

I. Appeals

Denied applications may be appealed to the city council in accordance with subsection 9-4-9B of this title.

Deleted: I. . Exempt Signs: A sign permit is not required for: ¶
1. Temporary

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J. Signs That Do Not Require A Sign Permit

The following signs may be erected without a sign permit, subject to the regulations contained in this chapter, including the most current version of the adopted Building Code:

1. A single temporary real estate directional sign located to direct a potential customer to the subject property. The size of the sign shall not exceed four (4) square feet and shall be placed at one entrance of the subdivision in which the subject property is located. The sign shall not be located within the right of way;
2. Property signs including "No Dumping" or "No Trespassing" signs, no larger than sixteen (16) square feet in area;
3. A nameplate sign identifying the owner, occupant, address, or home occupation no larger than two (2) square feet attached to a building;
4. Service or directional signs or signs not exceeding four (4) square feet in area which serve to designate the location or direction to any use or structure on the premises such as "Entrance", "Exit", "Parking", "Restrooms", "No Smoking", or "Delivery", and so forth;
5. Public necessity or regulatory signs that warn or inform as required by law, if erected by or on behalf of public agencies;
6. Window signs, including posters, messages, or displays painted or mounted on the interior side of a window may be used to advertise special promotions; provided, that no more than fifty percent (50%) of the total window area is covered. Window signs shall not obscure the building interior;
7. Temporary home production or garage sale signs no larger than four (4) square feet in area. These signs cannot be displayed for more than two days every week;
8. Flags, banners or pennants of governments, public agencies or institutions, religious or other noncommercial entities;
9. Holiday decorations;
10. Temporary civic signs that announce holiday or public interest events sponsored by nonprofit organizations;
11. Interior signs or signs used within a building and not intentionally positioned so as to be visible from the outside;
12. Logo signs located along Interstate 15 and approved by the Nevada Department of Transportation.
13. Signs facing the interior of ball fields, rodeo arenas, or other sporting arenas located on public property. With the exception of scoreboards, each individual sign cannot be larger than four feet by eight feet (4' x 8').

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Deleted: J. . Expiration Of Permit: Sign permits shall expire one year following the date of issuance of the sign permit unless the sign is fully constructed according to the plans submitted with the application for the sign permit. Sign permits so ex...

14. Any sign or graphic integrated into or on a coin-operated machine, vending machine, gasoline pump, newspaper rack, or telephone booth.

15. Real Estate Sales, Rental Or Lease Signs: A person selling, renting or leasing real property may display real estate signs on the subject property subject to the following limitations:

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a. Improved or unimproved lots less than one-half (1/2) acre may have one realty sign no larger than eighteen inches by thirty inches (18" x 30").

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b. Improved or unimproved lots or parcels of at least one-half (1/2) acre but no greater than five (5) acres may have one realty sign no larger than four feet by four feet (4' x 4') per lot or parcel.

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c. Improved or unimproved lots or parcels of greater than five (5) acres may have one four foot by eight foot (4' x 8') sign which requires a building permit from the city building department.

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K. Expiration of Permit

Sign permits shall expire six months following the date of issuance of the sign permit unless the sign is fully constructed according to the plans submitted with the application for the sign permit. Sign permits so expiring shall be thereafter null and void and shall have no rights or privileges whatsoever. To construct a sign under a permit so expiring requires the reapplication for the approval of the new sign permit, as provided in this section. Sign permits issued by the building department will expire one year following the date of issuance. For sign permits requiring approval by the city council, the date of issuance shall, for purposes of this subsection, be the date the city council granted approval of the sign.

Deleted: Any real estate sign of four feet by eight feet (4' x 8') or greater must specify whether the property is for sale, rental or lease and must state the acreage and zoning of the subject property. (Ord. 216, 3-9-1999, eff. 4-3-1999)

Deleted: 9-10-7: MONUMENT SIGNS: ¶

The downtown redevelopment and central business district is a special district that is zoned CR-3. No pole signs or back lit or interior lit signs are allowed in this district. In this district, the only permitted freestanding signs are monument signs. (See also section 9-10-8 of this chapter for PUD and subdivision entry monument signs.) (Ord. 300, 3-23-2004) ¶

A. Zoning: Monument signs are signs that are supported by a base, or other supports having a combined width greater than two feet (2') and which are mounted in the ground. Monument signs that are four feet (4') or less in height are also permitted in other zones as regulated by this chapter. The monument signs permitted in this subsection

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9-10-5: GENERAL STANDARDS

A. Non-Applicable

Nothing in this chapter shall apply to displays of the following kinds:

1. Official notices of any court, public body or officer;
2. Notices posted by utility or other quasi-public agent in the performance of a public duty or by any person giving due legal notice;
3. Directional, warning or informational signs or structures either required by law or established by local authority, institutional or group notices of a public or semipublic nature;
4. Permanent lettering attached to a motor vehicle when indicating its primary purpose; or
5. Those signs or displays located within a building or on a parcel that will not be visible from any existing or proposed public road, street, highway or alley, nor any approved private road.

B. Applicable Regulations

All signs erected in the city after adoption of this chapter that are not legal, non-conforming signs shall comply with the current standards of the national electrical code, and adopted building code, all provisions of this chapter and any other applicable provisions of this title or other applicable regulations.

C. Ownership Shown On Signs

The name of the sign owner and sign erector of all signs shall be in plain and public view. Signs not carrying such an imprint will be presumed to be owned by the owner of the property on which the sign is located.

D. Clearance Between Sign And Ground

A minimum clearance of six feet (6') shall be provided between the ground and the bottom of any pole or projecting sign.

E. Signs Not To Constitute A Traffic Hazard

No sign shall be erected along any streets in such a manner as to obstruct free and clear vision; or at any location where by reason of its position, shape, color or words, it may interfere with, obstruct the view of or be confused with any authorized traffic sign, signal or device or block visibility for driveway ingress or egress. (See also subsection 9-9-7D of this Title.)

F. Repair Of Building Facades

A building facade damaged as the result of the removal, repair, replacement or installation of any signs shall be repaired by the property owner within thirty (30) calendar days from the date of the damage.

G. Maintenance Of Signs

Every sign shall be kept in good maintenance and repair. The ground space within a radius of ten feet (10') from the base of any freestanding sign shall be kept free and clear of all weeds, rubbish and flammable material.

H. Sign Removal

Signs identifying a discontinued use on the property shall be considered abandoned and must be removed from the property by either the sign owner or the property owner within ninety (90) calendar days of the time the use was discontinued.

I. Moving To A New Location

No sign erected before the adoption of this chapter shall be moved or enlarged or replaced unless it be made to comply with provisions of this chapter.

J. Lights And Lighted Signs

No spotlight, floodlight or lighted sign shall be installed in any way which will permit the rays of such sign's light to penetrate beyond the property on which such light or lighted sign is located in such a manner as to constitute a nuisance.

K. Height And Elevation Of Building Signs

The height and elevation of building signs shall conform with the following provisions:

1. **Awning Signs:** Awning signs shall not be located above the first floor level of the building.
2. **Flat Signs:** No portion of any flat sign shall project beyond the end or top of the wall to which the flat sign is attached.
3. **Marquee And Canopy Signs:** Marquee and canopy signs shall not be located above the main entry level of the premises.
4. **Nameplates:** Nameplates shall not be located above the first floor level of the building.
5. **Projecting Building Signs:** A projecting building sign shall not exceed the top of the vertical building wall on which it is located.
6. **Projecting Business Storefront Signs:** A projecting business storefront sign shall be located at the main pedestrian entry level of the building.
7. **Window Signs:** Window signs shall not be located above the first floor.

L. Extension Of Building Signs

The following building signs shall be allowed to extend beyond the face of buildings or structures in conformance with the following provisions:

1. **Flat Signs:** A flat sign, with no copy visible from the sides, may extend a maximum of two feet (2') from the face of the building and may not encroach into setbacks or yard areas.
2. **Projecting Building Signs:** Projecting building signs may extend a maximum of six feet (6') from the face of the building but shall not extend over a public right of way.
3. **Awning/Canopy And Marquee Signs:** As authorized in other sections of this chapter.

M. Freestanding Signs

The following standards apply to all freestanding signs:

1. **Monument Signs:** Monument signs may be placed upon a berm the height of which does not exceed two feet (2').
2. **Monument Signs minimum Separation:** Monument signage distance is two hundred fifty feet (250') apart, and not more than one per parcel. Monument signs that cannot meet these separation requirements may request a conditional use permit.
3. **Number and Density Of Freestanding Signs Allowed:** No freestanding on premises sign in excess of twenty five feet (25') in height shall be constructed within a distance of two hundred fifty feet (250'), as measured in a straight

Deleted: (Ord. 216, 3-9-1999; amd. Ord. 265, 5-23-2002)

Deleted: B. Area And Height:

Deleted: signs located in the CR-2, CR-3, HT, and IR-1 zones shall not exceed four feet (4') in height and twenty (20) square feet in copy area, except monument signs not to exceed six feet (6') in height and sixty (60) square feet for buildings under ten thousand (10,000) square feet and not to exceed ten feet (10') in height from the approved finished grade of the lot at the location of the sign, including the base of the sign and one hundred (100) square feet in total dimension for buildings over ten thousand (10,000) square feet in the downtown central business district. Monument signs permitted in this subsection may be placed upon a berm the height of which does not exceed two feet (2'). (Ord. 300, 3-23-2004) ¶

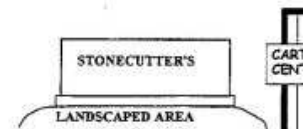
C. Freestanding Signs: All freestanding signs in the downtown central business district must be monument signs. ¶

D. Design: Flat signs shall be designed to be harmonious with downtown redevelopment standards. ¶

E. Construction: Flat signs shall be constructed of low maintenance materials using flush mounted cabinets, individual pan channel letters, or raised or flush mounted metal cutout letters. Wooden flat signs or poster signs may be used only with planning and zoning commission approval. Flat signs shall be mounted parallel to the wall and shall not extend more than twenty four inches (24") from the wall. ¶

F. Illumination: No internal lighting may be used with flat cabinet signs in the downtown redevelopment area. Other flat signs may be externally lighted with concealed lighting. Raised letters may not be backlit or exposed bulbs or neon tubes may not be used. ¶ ... [2]

Deleted: H. Review: All signs in the downtown central business district must be reviewed first by the architectural review committee and then approved by the redevelopment agency. All freestanding signs in the downtown central business district may be monument signs only. ¶



(Ord. 216, 3-9-1999, eff. 4-3-19 ... [3])

line, from any other sign in excess of twenty five feet (25') in height, unless the applicant has first obtained a conditional use permit from the city council.

4. **Setback:** No freestanding display, sign or structure shall be located within ten feet (10') of the current or future right of way width. The side setback shall be the same as the building side yard setback except that, if the adjacent lot or parcel is in a residential zone, the sign shall be set back at least five feet (5') from the side property line. In no case shall a sign be located in such a way as to impact the thirty foot (30') sight zone at intersections and driveways.
5. **Height:**
 - a. The minimum height of a freestanding sign shall be measured from the horizontal surface of the ground to the lowest portion of horizontal projection of the sign, and shall not be less than fourteen feet (14') where located in an area subject to vehicular traffic.
 - b. The maximum overall height for any pole sign shall not exceed the building height for the district in which the sign is erected and in no event may any sign exceed twenty five feet (25') in height without a conditional use permit.
6. **Landscaping:** Every freestanding sign so located as to be subject to pedestrian or vehicular traffic shall have a Nevada Division of Transportation standard "A" type concrete curb or equivalent at a minimum distance of four feet (4') from any portion of the sign which would interfere or obstruct said traffic and the area within the curb shall be landscaped.

N. **Awning Signs**

The following standards apply to awning signs:

1. **Area:** The maximum allowable area of an awning shall not exceed twenty five percent (25%) of the building facade on which the sign is to be placed. Area to be used for copy of design shall not exceed fifty percent (50%) of the awning. Striping of not more than one color (including black and white) and the background shall not be considered design space. Awnings placed on canopies or marquees are not exempted from the twenty five percent (25%) limitation but may not exceed three feet (3') in height and shall provide a minimum of eight feet (8') clearance from the grade. No more than twenty five percent (25%) of the awning shall be used for copy or design.
2. **Construction:** Awnings shall be constructed of low maintenance materials and flush mounted against the wall or the canopy.
3. **Illumination:** External lighting may not be used with awning signs.

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Deleted: cabinets, individual pan channel letters, or raised or flush mounted metal cutout letters. Wooden flat signs or poster signs may be used only with

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Deleted: C. Flat Signs: Flat signs within the downtown central business district must comply with any special requirements for this district. (Ord. 216, 3-9-1999, eff. 4-3-1999) ¶

¶

9-10-7-2: SIGNS WITHIN THE DOWNTOWN CENTRAL BUSINESS DISTRICT: ¶

This section has been affected by a recently passed ordinance, BILL NO. 378: DESIGN STANDARDS. Go to new ordinance. ¶

The following provisions apply to signs within the downtown central business district: ¶

A. District: The downtown central business district is a special district and is zoned CR-3. (Ord. 300, 3-23-2004) ¶

B. . Prohibited: No pole signs or backlit signs are allowed in this district. Any existing, legal nonconforming pole signs must comply with section 9-10-18 of this chapter. (Ord. 361, 1-9-2007, eff. 2-2-2007) ¶

C. . Monument Signs: Monument signs are the only freestanding signs permitted in this district. ¶

D. . Area: In addition to other limitations regarding flat signs in this chapter, flat signs located in this district shall not exceed twenty (20) square feet in area. (Ord. 216, 3-9-1999, eff. 4-3-1999) ¶

E. . Design: Flat signs in the downtown central business district shall be designed in compliance with the design standards for the downtown central business district. ¶

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O. Common Tenancy Signs

Common tenancy signs are permitted in all commercial and industrial zoning districts and may be integrated as part of an allowed monument, pole or flat sign display area.

P. Marquee Signs

A sign attached to any marquee shall not project below the marquee and shall not have more than fifty percent (50%) of the sign projecting above the top of the marquee. The sign shall not under any conditions exceed the height of the wall to which the marquee is attached, and no external bracing to the wall or top of the marquee shall be allowed. Signs attached to marquees shall maintain the minimum ten foot (10') clearance required for the marquee.

Q. Reader Signs

Reader signs (other than portable reader signs) shall be integrated into another approved freestanding sign and shall be included in the overall maximum area for such signs, but not to exceed twenty five percent (25%) of the total area of the sign. Only internal illumination may be used with a reader sign.

R. New Development Signs

New development signs shall be permitted during construction through initial occupancy of ninety five percent (95%) of floor space for a nonresidential development and through ninety five percent (95%) initial unit occupancy for a residential development. New development signs shall be removed upon two (2) years of use, regardless of the level of occupancy.

S. Historical Monuments And Markers

Monuments or markers designating historic sites may be constructed in all zones with approval by the city council. Historic monuments and markers shall be constructed of masonry or non-corrodible metal materials or other materials.

T. Murals and Supergraphics

Murals and supergraphics that are painted or appear to be painted on the walls of buildings may be permitted with the approval of a conditional use permit in zoning districts which also allow flat signs. Murals and supergraphics are subject to the same sign area calculations and requirements as are flat signs. Such signs shall use durable materials.

U. Sculptured Signs

Sculptured signs include scaled reproductions of products, an actual product, statuary or other devices intended to represent a product, location or service. Sculptured signs are permitted with the approval of a conditional use permit by the city council.

Deleted: G. . Number Of Signs: Only one monument sign is permitted per parcel in the downtown central business district. Monument signs must be separated from each other by at least two hundred fifty feet (250') unless that is impossible based on the size and frontage of the parcels. Only one flat sign is allowed per business. ¶
H. . Review: All signs in the downtown central business district must be reviewed first by the architectural review committee adhering to the design standards for the downtown central business district and the provisions of this section and then approved by the building and zoning officials. (Ord. 346, 6-27-2006, eff. 7-21-2006)¶

¶
9-10-8: PLANNED UNIT DEVELOPMENT SIGNAGE: ¶

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V. Vehicles As Promotional Devices

Notwithstanding any other provision of these regulations, a vehicle or vehicles may be used as on-premise promotional devices, with associated signage, subject to the following conditions:

1. Such display shall be set back from any public right of way in accordance with the normal front setback for an on premises pole sign;
2. One such display shall be permitted within each five hundred feet (500') of frontage along any public right of way;
3. Any sign associated with such display shall not extend more than two feet (2') above or beyond the vehicle being displayed.
4. Identified as a permitted use within this chapter.

W. Parking Of Advertising Vehicles

No person shall park any inoperable or stationary vehicle or trailer on a public right-of-way, or public property, or on private property so as to be visible from a public right-of-way, which has attached thereto or located thereon, any sign or advertising device for the purpose of providing advertisement of products or directing people to a business or activity located on the same premises or any other premises. This is not intended to prohibit any form of vehicular signage such as a sign attached to a bus or lettering on a motor vehicle.

X. Temporary Signs

Temporary signs shall comply with the following standards:

1. **Required Setback:** All temporary signs over 30" in height shall be set back five feet (5') from all property lines and located outside the sight distance zone, except where displayed as building signs on buildings set back less than five feet (5') or where the sign setback is otherwise specified in this title.
2. **Display Period And Removal:** Temporary signs shall be permitted in accordance with the standards set forth below for display period and removal, unless specified otherwise in this title:

<u>Sign Type</u>	<u>Display Period</u>	<u>Removal Required</u>
<u>Construction sign</u>	<u>Duration of construction</u>	<u>Three Days After Completion</u>
<u>Garage/yard sale sign</u>	<u>2 days every week</u>	<u>End of sale</u>
<u>Public event banner (on public property)</u>	<u>Per city guidelines</u>	<u>Per city guidelines</u>
<u>Real estate sign</u>	<u>Duration of listing</u>	<u>Closing/lease commencement date</u>

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<u>Sign Type</u>	<u>Display Period</u>	<u>Removal Required</u>
<u>Temporary Directional Subdivision Signs</u>	<u>Weekends (Friday noon to Monday noon)</u>	<u>Six months</u>
<u>Temporary Portable Reader Signs</u>	<u>14 days per calendar quarter, 30 days for grand opening</u>	<u>End of 14th day, or end of 30th day for grand opening</u>
<u>Promotional Signs</u>	<u>30 days per calendar quarter, 60 days for grand opening</u>	<u>Expiration of permit</u>
<u>Vacancy sign</u>	<u>Duration of vacancy</u>	<u>Date of lease or of purchase and sale contract</u>

3. Temporary Directional Subdivision Signs:

- a. **Allowed:** Temporary directional subdivision signs will be allowed upon issuance of a permit as provided herein to advertise a residential subdivision during the construction of the subdivision.
- b. **Area:** Signs cannot be larger than four (4) square feet and must be constructed of durable materials. A-frame signs, whether as temporary directional signs or for any other purpose, are not permitted in the city.
- c. **Location:** Temporary directional subdivision signs are not permitted outside the boundary of the recorded subdivision map, on public property or within a public road right-of-way.
- d. **Display Period:** Temporary directional subdivision signs are only permitted on "weekends", which are defined as from Friday noonto Monday noon each week. Temporary directional subdivision signs will be taken down by noon each Monday morning.
- e. **Issuance:** The planning department may issue a permit for temporary directional subdivision signs for up to six (6) months. The permit application must include the number of signs including a location plan and evidence of permission from property owners where the signs are proposed to be placed. The planning department, upon making affirmative findings consistent with section 9-10-4F, shall issue the permit.

4. Temporary Portable Reader Signs:

- a. **Temporary Portable Reader Signs:** Temporary portable reader signs may be temporarily located with or without wheels, as provided in this section.

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- b. **Display Period:** One temporary portable reader sign may be displayed on a lot for no longer than fourteen (14) days per calendar quarter and for no longer than thirty (30) days during a grand opening. This provision applies to both single users and multiple users who share the same sign. A portable reader sign may not be used as a substitute for a permanent freestanding sign.
 - c. **Size:** Temporary portable reader signs shall not exceed thirty-two (32) square feet in area.
 - d. **Location:** Temporary portable reader signs shall be located a minimum of eighteen inches (18") behind the front property line and five feet (5') from the side property line. In no case shall a sign be located in such a way as to impact the thirty foot (30') sight zone at intersections and driveways. Electrical cords may not be placed in the way of any pedestrian or vehicle traffic.
 - e. **Illumination:** Only internal illumination may be used with temporary portable reader signs.
 - f. **Issuance:** Temporary portable reader signs require a permit which is issued by the planning department. A permit seeking permission for a temporary portable reader sign must set forth the days when the temporary portable reader sign will be displayed.
5. **Promotional Signage:**
- a. **Temporarily Allowed:** Promotional signage, including, but not limited to, banners, pennants, streamers, flags and searchlights, but not including prohibited movable signs, may be temporarily located as provided in this section.
 - b. **Display Period:** A temporary sign permit for promotional signage (i.e., banners, pennants, streamers, flags and searchlights) may be approved by the planning department for a period not to exceed thirty (30) days per calendar quarter or no longer than sixty (60) consecutive days during a grand opening. If permitted, promotional signage may be displayed each week from Friday to noon on Monday morning. If the business chooses this option, promotional signage will be removed each Monday morning and not displayed again until the next Friday morning. If Monday morning is a legal holiday in the city, the promotional signage may be displayed until noon Tuesday morning of that week.
 - c. **Area:** The total area of all banners may not exceed forty (40) square feet. Attached pennants and streamers may not exceed (forty) 40 linear feet in length. Flags are limited to a total of thirty (30) square feet.

- d. **Density:** Only two (2) banner signs per business are allowed. A maximum of two (2) types of other promotional signs, per business, may be used simultaneously.
- e. **Location:** Banner signs may be placed on the principal building facade only. Other promotional signage shall not obstruct or be placed on any public right of way or attached to any structure or appurtenance in the public right of way. Other promotional signage shall not be located in a clear vision zone.
- f. **Searchlights:** Searchlights shall be located a minimum of fifty feet (50') from the edge of any street pavement, shall be directed upward at an angle of at least forty five degrees (45°) and shall be operated only between dusk and eleven o'clock (11:00) P.M. Searchlights may be used in HT zone only.
- g. **Inflated Sign Displays:** Inflated signs shall not exceed thirty five feet (35') in height and must be tethered to a maximum overall height of one hundred feet (100').
 - (1) **Location:** An inflated sign shall meet all minimum building setbacks of the zone in which it is used, or, if located adjacent to a more restrictive zone, shall meet that zone's setback requirements. Such inflated signs shall be adequately tethered to the ground and shall be located so as not to constitute a hazard.
 - (2) **Safety:** Inflated signs shall be adequately tethered and located so as not to extend into the airspace above the public right of way, regardless of wind condition. Flammable gases shall not be utilized for inflated signs. Any inflated sign constituting a hazard shall be immediately removed.
- h. **Light Pole Banners:** Light pole banners are only permitted on private property in conjunction with this temporary promotional signage permit.
- i. **Issuance:** The planning department may issue a special permit for promotional signage per the terms set forth in this section.

Y. Historic District Signs

The City Council may authorize, as a conditional use permit, modification to an existing sign or the size or placement of a new sign in a historic district or on a landmark site if the applicant can demonstrate that the location, size and/or design of the proposed sign is compatible with the design period or theme of the historic structure or district and/or will cause less physical damage to the historically significant structure.

Z. Sign Area Determination

Sign face area square footage shall be determined as follows:

1. **Flat Signs (Excluding Letter Signs And Backlit Awnings) And Wall Signs:** The entire surface of the sign face shall be measured.
2. **Backlit Awnings And Letter Signs:** A polygon, not to exceed eight (8) sides, shall be drawn around the copy area to enclose as nearly as possible the space covered by the copy.
3. **All Signs:** Words, symbols, letters, images, logos and all other designs that are intended to convey a message shall be included in calculating the sign face area. Colors, stripes and other designs that are not intended to convey a message shall not be included.

AA. Federal Aviation Administration Limitations

No display, sign or structure as regulated by this section shall exceed public airport and vicinity limitations and the sectional district maps for any airfield, nor create distractions or adversely effect the visibility of aircraft in such a way as to pose a hazard due to height, size or lighting.

BB. Setback Measurements

All advertising display, sign and structure setback distances shall be the furthest distance determined from either the current or future right of way line, back of curb or back of sidewalk and measured horizontally to the closest point of projection of the display, sign or structure.

CC. Revolving Signs

A sign that revolves shall not exceed eight (8) revolutions per minute and shall be permitted only in nonresidential zones.

DD. Community Directional Signs Permitted

Community directional signs and kiosks that are uniform and attractive in appearance are encouraged throughout the city to guide residents and visitors to points of interest, including major resorts, public facilities, and private housing developments.

Ladder style directional signs to be shared by more than one development are not in violation of this code or the limitations of this section. Such directional signs must be part of a community directional sign program with locations approved by the planning and redevelopment director as to location, design and materials. If signs are located within a planned unit development (PUD), they must be approved by the city council at time of PUD approval. The permission of a private landowner is required if the community directional sign is to be placed on private property. Community directional signs may be placed on property of the city consistent with the provisions of this section and with the approval of a conditional use permit by the city council.

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1. **Type:** Community directional signs and kiosks shall be either monument or ladder signs.

2. **Height:** Ladder style signs that are part of a public directional system or program shall not be more than one hundred twenty six inches (126") tall measured from the elevation of the adjacent curb or sidewalk to the highest point of the sign., and may be placed in the public right of way upon approval of a conditional use permit by the city council.
 - a. In areas of the city with adopted design guidelines, a community directional sign may not exceed the established sign height for that district. If a community directional sign is placed on or in a landscaped berm or natural slope, the maximum height may be increased by up to two feet (2').
 - b. Central Business District: Community directional signs located in the central business district must not be taller than seventy two inches (72").
3. **Display:** Front entrance signs shall display the development name, and subdivision name only. Off premises community directional signs shall display the point of interest, such as the subdivision name, and a directional arrow only. Off premises community directional signs shall display a maximum of seven (7) subdivision location sign panels.
4. **Materials:** Community directional signs shall be of uniform color and design throughout the city, and shall be constructed of a metal material. There shall be no additions, tag signs, streamers, attention getting devices or other appurtenances added to the community directional signs as approved.
5. **Location:** All community directional sign panels shall be located on a city approved community directional sign structure.
 - a. No community directional sign shall be located within two hundred feet (200') of another community directional sign unless there are unique circumstances making such separation impractical. One sided community directional signs that are used to assist the public in high traffic areas are exempt from this separation requirement. Other exemptions may be granted by the city via an administrative variance, upon review by the department of planning and redevelopment in consultation with other city staff.
 - b. Community directional sign locations shall comply with minimum sight zones and distance requirements as outlined in subsections 9-8-2C.6, "Driveway Sight Zones", and 9-9-7D, "Corner Lots Sight Zones", of this title.
 - c. All signage proposed in center islands or in the right of way must obtain a permit from the public works director, prior to the sign being displayed.
6. **Lettering:** Lettering on monument signs shall be metal or low maintenance plastic materials. Ladder sign lettering shall be of low maintenance paint or of metal material.

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Deleted: Community directional ladder signs and kiosks shall not be more than seventy two inches (72") tall, measured from the high point on the sign to ground level. Monument signs shall not be taller than seventy two inches (72") in height, unless it is a main entrance sign for the planned unit development. Front entrance signs must be approved by the city council. ¶

1. Community Directional Sign Program:

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2. Central Business District: Community directional signs located in the central business district must not be taller than seventy two inches (72"). ¶

C. Display: Front entrance signs shall display the development name, and subdivision name only. Off premises community directional signs shall display the subdivision name and a directional arrow only. Off premises community directional signs shall display a maximum of seven (7) subdivision location sign panels. ¶

D. Materials: Community directional signs shall be of uniform color and design throughout the city, and shall be constructed of a metal material.

Monument signs shall be constructed of either cement products, or of rock, marble, brick or metal material.

Treated wood or clay tiles may be used as accent features. ¶

E. Entry Signs And Directional Signs: 1. Main Entry: One monument ... [5]

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Deleted: b. All community directional sign panels shall be located on a city approved community directional sign structure. ¶

Deleted: d. Each sign panel shall contain only the name of the subdivision (or apartment complex, hotel, park, golf course, etc.), and a directional arrow

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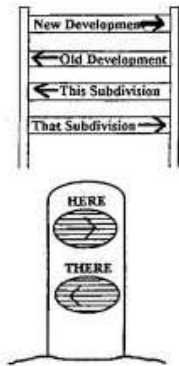
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Deleted: [To accommodate previously approved developments, one off premises directional sign may be permitted per PUD or subdivision; provided, that a building permit ... [6]

7. Illumination: No back lit signs will be allowed. No internal lighting may be used for signs in this section. Signs may be externally lit with concealed lighting only. Exposed bulbs or neon tubes are not allowed in planned unit developments.
8. Issuance: All signage shall be presented to the city council for approval at the same time of a conditional use permit application for either the new community directional sign or when the planned unit development is presented for approval. Any sign proposal which varies from the above mentioned requirements requires a modification to the approved conditional use permit.



EE. Development Entry Signs

1. Main Entry: One development entry sign may be constructed at the main entrance of the PUD or a subdivision or development containing multiple lots and/or multiple (principal) buildings. All development entry signs must be constructed as monument signs.
 - a. The development entry sign may be part of a wall, but neither the sign nor wall may exceed six feet (6') in height. The total sign area of the monument may not exceed forty (40) square feet, or if only the name of the development is represented, letters must not exceed twenty inches (20") in height. The monument entry sign may be placed upon a landscaped berm that does not exceed two feet (2') in height.
 - b. Other architectural features, fountains, sculptures or public art may be included with the entry sign monument; provided, that the height of any feature does not exceed twenty five feet (25') above the adjacent curb or sidewalk.
 - c. All applicable corner sight zones must remain clear of obstruction (see subsection 9-9-7D of this title).
 - d. Development entry sign monuments are permitted on both sides of the main entrance to a PUD or subdivision. If a monument is

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Deleted: H. Location: All signage proposed in center islands or in the right of way must obtain a permit from the public works director, prior to the sign being displayed. ¶
I.

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¶
9-10-9: TEMPORARY DIRECTIONAL SIGNS: ¶
A. Allowed: Temporary directional signs will be allowed to advertise a residential subdivision during the construction of the subdivision. ¶
B. Area: Signs cannot be larger than eighteen inches by twenty four inches (18" x 24") and must be constructed of durable materials. A-frame signs, whether as temporary directional signs or for any other purpose, are not permitted in the city. ¶
C. Display Period: Temporary directional signs are normally only permitted on "weekends", which are defined as from Friday morning to Monday morning each week. Temporary real estate sales signs will be taken down each Monday morning. The zoning official may permit temporary directional real estate sales signs for special occasions other than weekends upon written application of the developer establishing the special occasion to the satisfaction of the zoning official. If the building and zoning official permits temporary directional signs for a special occasion, the building and zoning official will determine the days of the week when such temporary directional signs may be displayed and the total number of days they may be displayed. ¶
D. Issuance: ¶
1. Temporary directional real estate development signs must be approved by the building and zoning official before the placement of any sign. A location plan must be submitted for approval. ¶
2. The building and zoning official ... [7]

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Deleted: E. Density: Only two (2) banner signs per business are allowed. A maximum of two (2) types of other promotional signs, per business, may be used simultaneously. ¶
F. Location: Banner signs may be placed on the principal building facade only. Other promotional signage shall not obstruct or be ... [8]

desired on both sides of the entrance, the standards for a secondary entry monument, found in subsection 2 of this section, shall apply, unless the PUD or subdivision is larger than six hundred forty (640) acres in size.

2. **Secondary Entry:** Additional monument signs may be placed at other, secondary entrances of the PUD or subdivision. These standards shall also apply for entry monuments to apartment or condominium complexes within a PUD.
 - a. The monument sign may be part of a wall, but neither the sign nor wall may exceed six feet (6') in height. The total sign area may not exceed twenty (20) square feet, or if only the name of the development is represented, letters must not exceed twelve inches (12") in height. The monument entry sign may be placed upon a berm that does not exceed two feet (2') in height.
 - b. Other architectural features, fountains, sculptures or public art may be included with the monument; provided, that the height of any feature does not exceed fourteen feet (14') above the adjacent curb or sidewalk.
 - c. All applicable corner and driveway sight zones must remain clear of obstruction (see subsection 9-9-7D of this title).

9-10-6: PROHIBITED SIGNS IN ALL ZONING DISTRICTS

A. Prohibited Types

1. Movable or portable signs and signs not permanently installed in the ground or on a pole or building such as "A-frame", pedestal, or similar sign devices, except as otherwise allowed by this chapter;
2. Off premises signs, including billboards, except as otherwise provided in this title.
3. Signs located on public property or attached to any structure or appurtenance on public property except public necessity signs or as otherwise provided in this chapter. These signs may be removed by the city or other public agencies owning the public property;
4. Bench signs located on private property within forty feet (40') of the public right of way or on public property;
5. Home occupation signs larger than two square feet;
6. Signs which create a nuisance or hazard to the public safety;
7. Obsolete or abandoned signs or messages which identify services no longer provided on the premises;
8. Flashing or strobe like lighting effects;

9. Sound emitting devices;
10. Signs which project more than twenty four inches (24") from a wall;
11. Snipe signs;
12. New and relocated billboards and outdoor advertising, except under conditions described in section 9-10-12 of this chapter; or
13. Any other sign not complying with the provisions of this chapter, or any prior ordinance. (Ord. 309, 1-25-2005)

B. Prohibited Locations

No advertising display shall be placed in any of the following locations:

1. Within the right of way of any highway, road or other public easement, or within a future right of way, except as expressly authorized in this chapter.
2. Within any stream or drainage channel;
3. In any location that would prevent a traveler of a highway, street or driveway from obtaining a clear view of approaching traffic for a distance of not less than five hundred feet (500');;
4. So as to interfere with, mislead, obstruct the view of or be confused with any directional, warning, danger, signal or informational sign or structure, either required by law or established by local authority; or
5. Above a canopy or marquee, or upon a roof, except that the following may be permitted:
 - a. A mansard roof may be treated as a wall for sign purposes when such roof is more nearly vertical than horizontal, subject to the provisions of these regulations; or
 - b. A sign upon a parapet if such a parapet is continuous along the entire top of the wall upon which it is constructed and is constructed and is of the same surface appearance as the wall.

C. Prohibited Displays

Displays or signs of the following nature are prohibited:

1. Imitations or simulations of any directional, warning, danger or informational signs;
2. Illumination of such brilliance and/or position as to blind or dazzle the vision of travelers;
3. Displays containing statements, words or suggestions or pictures of an obscene, indecent or immoral character;
4. Misleading, erroneous or false information and advertising;
5. Those that emit any sound as part of the advertising message; or

6. Portable or mobile signs which are placed upon, affixed to or hung from a portable, natural or contrived appliance, structure, trailer, flatbed, vehicle or thing, susceptible or capable of being used for advertising, except as provided in section 9-10-5X of this chapter.

9-10-7: **SIGN REGULATIONS FOR RESIDENTIAL DISTRICTS**

The following regulations shall apply to signs permitted in the residential districts.
Except as otherwise provided by this title, any sign not expressly permitted by these district regulations is prohibited.

A. **Sign Regulations for the RE-1, RE-2, RE-3, and SF Districts**

1. Purpose: Signage in the single family residential districts shall be limited to signage appropriate for uses typically accessory to rural estate and single-family residential land uses that do not impact neighboring residences. The sign regulations of these districts are intended to limit the type, number, size and duration of signage permitted in order to prevent the creation of nuisances and impacts on use and enjoyment of surrounding residential properties
2. Regulations on table 9-10-7A of this section shall apply to all lots within the RE-1, RE-2, RE-3, and SF districts.
3. Sign Type, Size and Height Standards table for the RE-1, RE-2, RE-3, and SF districts:

Table 9-10-7A

<u>Types of Signs Permitted</u>	<u>Maximum Area per Sign Face</u>	<u>Maximum Height of Signs</u>	<u>Minimum Setback</u>	<u>Number of Signs Permitted Per Sign Type</u>
<u>Construction Sign</u>	<u>16 sq. ft.</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>1 per street frontage</u>
<u>Development Entry Sign (e)</u>	<u>40 sq. ft.</u>	<u>6 ft.</u>	<u>10 ft.</u>	<u>1 per entrance</u>
<u>Flat and monument signs for permitted and conditional nonresidential uses</u>	<u>16 sq. ft</u>	<u>4 ft.</u>	<u>10 ft.</u>	<u>1 per premises</u>
<u>Garage Sale Sign (b)</u>	<u>4 sq. ft.</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>1 per street frontage</u>
<u>Nameplate</u>	<u>2 sq. ft.</u>	<u>n/a</u>	<u>n/a</u>	<u>1 per dwelling</u>
<u>New Development Sign</u>	<u>96 sq. ft.</u>	<u>8 ft.</u>	<u>10 ft.</u>	<u>1 per development</u>

Highlight = New Colored = Re-worded

<u>Types of Signs Permitted</u>	<u>Maximum Area per Sign Face</u>	<u>Maximum Height of Signs</u>	<u>Minimum Setback</u>	<u>Number of Signs Permitted Per Sign Type</u>
<u>Non-Commercial Message (c)</u>	<u>6 sq. ft.</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>2 per premises</u>
<u>Property Sign</u>	<u>16 sq. ft.</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>1 per street frontage</u>
<u>Real Estate Sign (d)</u>	<u>See Note</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>1 per premises</u>
<u>Temporary Directional Subdivision Sign</u>	<u>4 sq. ft</u>	<u>30"</u>	<u>n/a</u>	<u>No Limit</u>

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Notes:

(a) Except for development entry signs, illumination of signs in these zones is prohibited.

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(b) Garage Sale Signs allowed cannot be displayed for more than two days every week.

(c) During the period beginning sixty (60) days before any primary, special or general election, and ending fifteen (15) days thereafter, the amount of sign area used for non-commercial speech messages may be increased by an additional 10 sq. ft. of signs area.

(d) For parcels up to ½ acre in size, 18" x 30" sign. For parcels ½ acre to five (5) acres in size, 16 sq. ft. sign. For parcels greater than five (5) acres, up to 32 sq. ft. sign. See section 9-10-4J.15 for Real Estate Sign Requirements. 32 sq. ft. sign requires a building permit.

(e) See Section 9-10-5FF for specific requirements.

B. Sign Regulations for the MF-1, MF-2, MF-3, MF-4, and MH Districts

- Purpose: Signage in the multifamily residential districts shall be limited to signage appropriate for uses typically accessory to multi-family and manufactured housing land uses and do not impact neighboring residences. The sign regulations of these districts are intended to limit the type, number, size and duration of signage permitted in order to prevent the creation of nuisances and impacts on use and enjoyment of surrounding residential properties
- Regulations on table 9-10-7B of this section shall apply to all lots within the MF-1, MF-2, MF-3, MF-4, and MH districts.
- Sign Type, Size and Height Standards table for the MF-1, MF-2, MF-3, MF-4, and MH districts:

Table 9-10-7B

<u>Types of Signs Permitted</u>	<u>Maximum Area per Sign Face</u>	<u>Maximum Height of Signs</u>	<u>Minimum Setback</u>	<u>Number of Signs Permitted Per Sign Type</u>
<u>Construction Sign</u>	16 sq. ft.	4 ft.	5 ft.	1 per street frontage
<u>Development Entry Sign (e)</u>	40 sq. ft.	6 ft.	10 ft.	1 per entrance
<u>Flat and monument signs for permitted and conditional nonresidential uses</u>	16 sq. ft.	4 ft.	10 ft.	1 per premises
<u>Garage Sale Sign (b)</u>	4 sq. ft.	4 ft.	5 ft.	1 per street frontage
<u>Nameplate</u>	2 sq. ft.	n/a	n/a	1 per dwelling
<u>New Development Sign</u>	96 sq. ft.	8 ft.	10 ft.	1 per development
<u>Non-Commercial Message (c)</u>	6 sq. ft.	4 ft.	5 ft.	2 per premises
<u>Property Sign</u>	16 sq. ft.	4 ft.	5 ft.	1 per street frontage
<u>Real Estate Sign (d)</u>	See Note	4 ft.	5 ft.	1 per premises
<u>Temporary Directional Subdivision Sign</u>	4 sq. ft.	30"	n/a	No Limit

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Notes:

(a) Except for development entry signs, illumination of signs in these zones is prohibited.

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(b) Garage Sale Signs allowed cannot be displayed for more than two days every week.

(c) During the period beginning sixty (60) days before any primary, special or general election, and ending fifteen (15) days thereafter, the amount of sign area used for non-commercial speech messages may be increased by an additional 10 sq. ft. of signs area.

(d) For parcels up to ½ acre in size, 18" x 30" sign. For parcels ½ acre to five (5) acres in size, 16 sq. ft. sign. For parcels greater than five (5) acres, up to 32 sq. ft. sign. See section 9-10-4J.15 for Real Estate Sign Requirements. 32 sq. ft. sign requires a building permit.

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(e) See Section 9-10-5FF for specific requirements.

9-10-8: SIGN REGULATIONS FOR COMMERCIAL DISTRICTS

The following regulations shall apply to signs permitted in the CR-1, CR-2, CR-3, CR-4, CR-H, HT, and the PB Districts. Except as otherwise provided in this title, any sign not expressly permitted by these regulations is prohibited.

A. Sign Regulations for the CR-1, CR-4, CR-H Districts

1. Purpose: Signage in the CR-1, CR-4, CR-H districts shall be limited to signage appropriate for neighborhood commercial, new automotive dealerships and hospital land uses.
2. Regulations on table 9-10-8A of this section shall apply to all lots within the CR-1, CR-4, and CR-H districts.
3. Sign Type, Size and Height Standards table and applicable notes for the CR-1, CR-4, and CR-H districts

Table 9-10-8A

<u>Types of Signs Permitted</u>	<u>Maximum Area per Sign Face</u>	<u>Maximum Height of Signs</u>	<u>Minimum Setback</u>	<u>Number of Signs Permitted Per Sign Type</u>
<u>Canopy, drive-through</u>	<u>40% of canopy face if signage is on 2 faces. 20% of canopy face if signs are on 4 faces</u>	<u>See note (a)</u>	<u>n/a</u>	<u>One per canopy face.</u>
<u>Construction Sign</u>	<u>16 sq. ft.</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>1 per street frontage</u>
<u>Flat Signs (a)</u>	<u>15% of the building façade for all flat signs combined</u>	<u>See note (a)</u>	<u>n/a</u>	<u>One or more signs per business or storefront, subject to building façade area limitations</u>
<u>Marquee Sign</u>	<u>15% of the building façade for all flat signs and marquee signs combined</u>	<u>See note (a)</u>	<u>n/a</u>	<u>One sign per business or storefront</u>
<u>Monument Sign (b),(c),(d)</u>	<u>20 sq. ft.</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>One sign per parcel</u>
<u>New Development Sign</u>	<u>96 sq. ft.</u>	<u>8 ft.</u>	<u>10 ft.</u>	<u>1 per premises</u>

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<u>Types of Signs Permitted</u>	<u>Maximum Area per Sign Face</u>	<u>Maximum Height of Signs</u>	<u>Minimum Setback</u>	<u>Number of Signs Permitted Per Sign Type</u>
<u>Non-Commercial Message (f)</u>	<u>See note (f)</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>see note (f)</u>
<u>Pole Sign (b),(d),(g)</u>	<u>1 sq. ft. per linear ft. of street frontage</u>	<u>25 ft.</u>	<u>15 ft.</u>	<u>One sign per street frontage</u>
<u>Poster Sign</u>	<u>25% of allowable area (but not in addition to) available for storefront flat sign</u>	<u>First floor only.</u>	<u>n/a</u>	<u>One sign per business or storefront</u>
<u>Property Sign</u>	<u>16 sq. ft.</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>1 per street frontage</u>
<u>Real Estate Sign (e)</u>	<u>See note (e)</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>1 per premises</u>
<u>Window Signs</u>	<u>50% of the total window area</u>	<u>n/a</u>	<u>n/a</u>	<u>n/a</u>

Notes:

- (a) For height limits on building signs, see subsection 9-10-5K of this chapter.
- (b) If a building fronts on more than one street, then only one of the street frontages (widest) will be allowed in computing the area shown above. Square footage shall be measured on only one side of a 2-sided sign, and on 2 sides of a 3-sided or 4-sided sign.
- (c) Monument signs must have a five foot setback, unless integrated into a wall structure. Monument sign may be placed on a maximum two (2) foot high landscaped berm without penalty for height.
- (d) The total combined area of both monument and pole signs cannot exceed 1 sq. ft. per linear foot of street frontage.
- (e) See section 9-10-4J.15 for details on sign sizes.
- (f) During the period beginning sixty (60) days before any primary, special or general election, and ending fifteen (15) days thereafter, the amount of sign area used for non-commercial speech messages may be increased by an additional thirty-two (32) square feet of sign area. See section 9-10-2.
- (g) See 9-10-5M.5 regarding pole sign heights.

B. Sign Regulations for the CR-2 District

1. Purpose: Signage in the CR-2 district shall be limited to signage appropriate for general commercial land uses.
2. Regulations on table 9-10-8B of this section shall apply to all lots within the CR-2 district.
3. Sign Type, Size and Height Standards table for the CR-2 district:

Table 9-10-8B

<u>Types of Signs Permitted</u>	<u>Maximum Area per Sign Face</u>	<u>Maximum Height of Signs</u>	<u>Minimum Setback</u>	<u>Number of Signs Permitted Per Sign Type</u>
<u>Awning/Canopy Sign (e)</u>	50% of the awning area	<u>See note (a)</u>	<u>n/a</u>	<u>One per first floor door or window.</u>
<u>Canopy, drive-through</u>	<u>40% of canopy face if signage is on 2 faces. 20% of canopy face if signs are on 4 faces</u>	<u>See note (a)</u>	<u>n/a</u>	<u>One per canopy face.</u>
<u>Construction Sign</u>	<u>16 sq. ft.</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>1 per street frontage</u>
<u>Flat Signs (a)</u>	<u>15% of the building façade for all flat signs combined</u>	<u>See note (a)</u>	<u>n/a</u>	<u>One or more signs per business or storefront, subject to building façade area limitations</u>
<u>Marquee Sign</u>	<u>15% of the building façade for all flat signs and marquee signs combined</u>	<u>See note (a)</u>	<u>n/a</u>	<u>One sign per business or storefront</u>
<u>Monument Sign (b), (c),(d)</u>	<u>See note (c)</u>	<u>6 ft.</u>	<u>5 ft.</u>	<u>One sign per parcel, and no less than 250' separation between signs</u>
<u>New Development Sign</u>	<u>96 sq. ft.</u>	<u>8 ft.</u>	<u>10 ft.</u>	<u>1 per premises</u>
<u>Non-Commercial Message (f)</u>	<u>See note (f)</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>See note (f)</u>
<u>Pole Sign (b),(d),(i)</u>	<u>1 sq. ft. per linear ft. of street frontage</u>	<u>25 ft.</u>	<u>15 ft.</u>	<u>One sign per street frontage</u>

<u>Types of Signs Permitted</u>	<u>Maximum Area per Sign Face</u>	<u>Maximum Height of Signs</u>	<u>Minimum Setback</u>	<u>Number of Signs Permitted Per Sign Type</u>
<u>Poster Sign</u>	<u>25% of allowable area (but not in addition to) available for storefront flat sign</u>	<u>See note (a)</u>	<u>n/a</u>	<u>One sign per business or storefront</u>
<u>Promotional Signs</u>	<u>See note (h)</u>	<u>See note (h)</u>	<u>See note (h)</u>	<u>See note (h)</u>
<u>Property Sign</u>	<u>16 sq. ft.</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>1 per street frontage</u>
<u>Reader Sign (b),(d)</u>	<u>25% of allowable area (but not in addition to) available for freestanding sign</u>	<u>25 ft.</u>	<u>15 ft.</u>	<u>One sign per street frontage</u>
<u>Real Estate Sign (g)</u>	<u>See note (g)</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>1 per premises</u>
<u>Temporary Portable Reader Sign</u>	<u>See note (h)</u>	<u>See note (h)</u>	<u>See note (h)</u>	<u>One sign per street frontage</u>
<u>Window Signs</u>	<u>50% of the total window area</u>	<u>n/a</u>	<u>n/a</u>	<u>n/a</u>

Notes:

- (a) For height limits on building signs, see subsection 9-10-5K of this chapter.
- (b) If a building fronts on more than one street, then only one of the street frontages (widest) will be allowed in computing the area shown above. Square footage shall be measured on only one side of a 2-sided sign, and on 2 sides of a 3-sided or 4-sided sign.
- (c) Monument signs must have a five foot setback, unless integrated into a wall structure. Monument signs may be up to 20 sq. ft. for buildings ≤10,000 sq. ft. in gross floor area, and may be increased up to 60 sq. ft. for buildings >10,000 square feet of gross floor area. Monument signs may be placed on a maximum two (2) foot high landscaped berm without penalty for height.
- (d) The total combined area of both monument and pole signs cannot exceed 1 sq. ft. per linear foot of street frontage.
- (e) Awnings and canopies must also comply with section 9-10-5N.

- (f) During the period beginning sixty (60) days before any primary, special or general election, and ending fifteen (15) days thereafter, the amount of sign area used for non-commercial speech messages may be increased by an additional thirty-two (32) square feet of sign area. See section 9-10-2.
- (g) See section 9-10-4J.15 for details on sign sizes.
- (h) See section 9-10-5X for specific requirements for temporary signs.
- (i) See 9-10-5M.5 regarding pole sign heights.

C. Sign Regulations for the CR-3 District

1. Purpose: Signage in the CR-3 district shall be limited to signage appropriate for commercial central business district land uses. The downtown redevelopment and central business district is a special district that is zoned CR-3. No pole signs or back lit or interior lit signs are allowed in this district. In this district, the only permitted freestanding signs are monument signs.
2. Regulations on table 9-10-8C of this section shall apply to all lots within the CR-3 district.
3. Special Review Required: All signs in the downtown central business district must be reviewed first by the architectural review committee for compliance with the design standards for the downtown central business district, and the provisions of this section, with final review by the planning department.
4. Sign Type, Size and Height Standards table and applicable notes for the CR-3 district:

Table 9-10-8C

<u>Types of Signs Permitted</u>	<u>Maximum Area per Sign Face</u>	<u>Maximum Height of Signs</u>	<u>Minimum Setback</u>	<u>Number of Signs Permitted Per Sign Type</u>
<u>Construction Sign</u>	<u>16 sq. ft.</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>1 per street frontage</u>
<u>Flat Signs (a),(d),(f)</u>	<u>15% of the building façade, not to exceed 20 sq. ft. per sign</u>	<u>See note (a)</u>	<u>n/a</u>	<u>One sign per business or storefront</u>
<u>Monument Sign (c),(f)</u>	<u>See note (c).</u>	<u>See note (c)</u>	<u>5 ft.</u>	<u>One sign per parcel</u>
<u>New Development Sign</u>	<u>96 sq. ft.</u>	<u>8 ft.</u>	<u>10 ft.</u>	<u>1 per premises</u>

<u>Types of Signs Permitted</u>	<u>Maximum Area per Sign Face</u>	<u>Maximum Height of Signs</u>	<u>Minimum Setback</u>	<u>Number of Signs Permitted Per Sign Type</u>
<u>Non-Commercial Message (g)</u>	<u>See note (g)</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>See note (g)</u>
<u>Poster Sign</u>	<u>25% of allowable area (but not in addition to) available for storefront flat sign</u>	<u>First floor only.</u>	<u>n/a</u>	<u>One sign per business or storefront</u>
<u>Property Sign</u>	<u>16 sq. ft.</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>1 per street frontage</u>
<u>Real Estate Sign</u>	<u>See note (h)</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>1 per premises</u>
<u>Window Signs</u>	<u>50% of the total window area</u>	<u>n/a</u>	<u>n/a</u>	<u>n/a</u>

Notes:

- (a) For height limits on building signs, see subsection 9-10-5K of this chapter.
- (b) If a building fronts on more than one street, then only one of the street frontages (widest) will be allowed in computing the area shown above. Square footage shall be measured on only one side of a 2-sided sign, and on 2 sides of a 3-sided or 4-sided sign.
- (c) Monument signs must have a five foot setback, unless integrated into a wall structure. Monument signage distance is two hundred fifty feet (250') apart. Monument signs may be up to 60 sq. ft. for buildings ≤10,000 sq. ft. in gross floor area, and may be increased up to 100 sq. ft. for and 10 feet high from finished grade for buildings >10,000 square feet of gross floor area. Monument signs may be placed on a two (2) foot high maximum landscaped berm without penalty for height.
- (d) Flat signs can be a maximum of 20 sq. ft. per sign. Flat signs in the downtown central business district shall be designed in compliance with the design standards for the downtown central business district.
- (e) Prohibited: No pole signs or backlighting signs are allowed in this district. Any existing, legal nonconforming pole signs must comply with section 9-10-12 of this chapter.
- (f) Illumination: No backlighting may be used with flat cabinet signs in the downtown central business district. Flat signs in the downtown central business district may be externally lighted with concealed lighting. Raised letters may not be interior lighted on signs in the downtown central

business district and exposed or neon bulbs may not be used. One neon sign is permitted as an internal window sign, which is a maximum of three (3) square feet in size, and is operated only during business hours to indicate that the establishment is open for business.)

(g) During the period beginning sixty (60) days before any primary, special or general election, and ending fifteen (15) days thereafter, the amount of sign area used for non-commercial speech messages may be increased by an additional thirty-two (32) square feet of sign area. See section 9-10-2.

(h) See section 9-10-4J.15 for details on sign sizes.

D. Sign Regulations for the HT District

1. Purpose: Signage in the HT district shall be limited to signage appropriate for tourist hotel resort land uses.
2. Regulations on table 9-10-8D of this section shall apply to all lots within the HT district.
3. Sign Type, Size and Height Standards table for the HT district:

Table 9-10-8D

<u>Types of Signs Permitted</u>	<u>Maximum Area per Sign Face</u>	<u>Maximum Height of Signs</u>	<u>Minimum Setback</u>	<u>Number of Signs Permitted Per Sign Type</u>
<u>Awning/Canopy Sign (e)</u>	50% of the awning area	<u>See note (a)</u>	<u>n/a</u>	<u>One per first floor door or window.</u>
<u>Canopy, drive-through</u>	<u>40% of canopy face if signage is on 2 faces.</u> <u>20% of canopy face if signs are on 4 faces</u>	<u>See note (a)</u>	<u>n/a</u>	<u>One per canopy face.</u>
<u>Construction Sign</u>	<u>16 sq. ft.</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>1 per street frontage</u>
<u>Flat Signs (a)</u>	<u>15% of the building façade for all flat signs combined</u>	<u>See note (a)</u>	<u>n/a</u>	<u>One or more signs per business or storefront, subject to building façade area limitations</u>

Highlight = New Colored = Re-worded

<u>Types of Signs Permitted</u>	<u>Maximum Area per Sign Face</u>	<u>Maximum Height of Signs</u>	<u>Minimum Setback</u>	<u>Number of Signs Permitted Per Sign Type</u>
<u>Marquee Sign</u>	<u>15% of the building façade for all flat signs and marquee signs combined</u>	<u>See note (a)</u>	<u>n/a</u>	<u>One sign per business or storefront</u>
<u>Monument Sign (b),(c),(d)</u>	<u>See note (c)</u>	<u>6 ft.</u>	<u>5 ft.</u>	<u>One sign per parcel, and no less than 250' separation between signs</u>
<u>New Development Sign</u>	<u>96 sq. ft.</u>	<u>8 ft.</u>	<u>10 ft.</u>	<u>1 per premises</u>
<u>Non-Commercial Message (h)</u>	<u>See note (h)</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>See note (h)</u>
<u>Pole Sign (b),(d),(f),(k)</u>	<u>8 sq. ft. per linear ft. of street frontage</u>	<u>25 ft.</u>	<u>15 ft.</u>	<u>One sign per street frontage (f)</u>
<u>Poster Sign</u>	<u>25% of allowable area (but not in addition to) available for storefront flat sign</u>	<u>See note (a)</u>	<u>n/a</u>	<u>One sign per business or storefront</u>
<u>Promotional Signs (i)</u>	<u>See note (i)</u>	<u>See note (i)</u>	<u>See note (i)</u>	<u>See note (i)</u>
<u>Property Sign</u>	<u>16 sq. ft.</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>1 per street frontage</u>
<u>Reader Sign (b),(d)</u>	<u>25% of allowable area (but not in addition to) available for freestanding sign</u>	<u>25 ft.</u>	<u>15 ft.</u>	<u>One sign per street frontage</u>
<u>Real Estate Sign (i)</u>	<u>See note (i)</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>1 per premises</u>
<u>Temporary Portable Reader Sign (i)</u>	<u>See note (i)</u>	<u>See note (i)</u>	<u>See note (i)</u>	<u>One sign per street frontage</u>
<u>Window Signs</u>	<u>50% of the total window area</u>	<u>n/a</u>	<u>n/a</u>	<u>n/a</u>

Notes:

(a) For height limits on building signs, see subsection 9-10-5K of this chapter.

- (b) If a building fronts on more than one street, then only one of the street frontages (widest) will be allowed in computing the area shown above. Square footage shall be measured on only one side of a 2-sided sign, and on 2 sides of a 3-sided or 4-sided sign.
- (c) Monument signs must have a five foot setback, unless integrated into a wall structure. Monument signs may be up to 20 sq. ft. for buildings ≤10,000 sq. ft. in gross floor area, and may be increased up to 60 sq. ft. for buildings >10,000 square feet of gross floor area. Monument signs may be placed on a two (2) foot high maximum landscaped berm without penalty for height.
- (d) The total combined area of both monument and pole signs cannot exceed 8 sq. ft. per linear foot of street frontage.
- (e) Awnings and canopies must also comply with section 9-10-5N.
- (f) HT District Signs: It is understood that various businesses may operate on a resort property in addition to the gaming and hotel functions. All signage shall comply with requirements of section 9-10-1 of this title, and shall not have more than one sign larger than twenty five feet (25') in height per resort property no matter how many businesses operate on the resort property. Other businesses in the HT District, including those that operate on a hotel resort property, are not eligible for a sign over twenty five feet (25') in height under any circumstances. Incidental business shall not have outside signage except restaurants, bars, retail sales, and health spas. Outside signage for restaurants, bars, retail sales and health spas must be integrated as part of a permitted sign that principally advertises the use of the hotel, resort hotel, inn or motel. Pole signs may be animated in the HT zoning district.
- (g) Vehicles may be used as promotional devices consistent with section 9-10-5V of this chapter.
- (h) During the period beginning sixty (60) days before any primary, special or general election, and ending fifteen (15) days thereafter, the amount of sign area used for non-commercial speech messages may be increased by an additional thirty-two (32) square feet of sign area. See section 9-10-2.
- (i) See section 9-10-4J.15 for details on sign sizes.
- (j) See section 9-10-5X for specific requirements for temporary signs.
- (k) See section 9-10-5M.5 regarding pole sign heights.

E. Sign Regulations for the PB District

1. Purpose: Signage in the PB district shall be limited to signage appropriate for office uses in an area which is predominantly residential but because of traffic and other factors is no longer suitable for the continuation of low density residential uses.
2. Regulations on table 9-10-8E of this section shall apply to all lots within the PB district.
3. Sign Type, Size and Height Standards table for the PB district:

Table 9-10-8E

<u>Types of Signs Permitted</u>	<u>Maximum Area per Sign Face</u>	<u>Maximum Height of Signs</u>	<u>Minimum Setback</u>	<u>Number of Signs Permitted Per Sign Type</u>
<u>Awning/Canopy Sign (f)</u>	50% of the awning area	<u>See note (a)</u>	<u>n/a</u>	<u>One per first floor door or window.</u>
<u>Construction Sign</u>	<u>16 sq. ft.</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>1 per street frontage</u>
<u>Flat Signs (a)</u>	<u>15% of the building façade for all flat signs combined</u>	<u>See note (a)</u>	<u>n/a</u>	<u>One or more signs per business or storefront, subject to building façade area limitations</u>
<u>Marquee Sign</u>	<u>15% of the building façade for all flat signs and marquee signs combined</u>	<u>See note (a)</u>	<u>n/a</u>	<u>One sign per business or storefront.</u>
<u>Monument Sign (b),(c),(d)</u>	<u>20 sq. ft.</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>One sign per parcel, and no less than 250' separation between signs.</u>
<u>Non-Commercial Message (i)</u>	<u>See note (i)</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>See note (i)</u>
<u>Pole Sign (b),(d),(f),(j)</u>	<u>1 sq. ft. per linear ft. of street frontage</u>	<u>25 ft.</u>	<u>15 ft.</u>	<u>One sign per street frontage.</u>
<u>Poster Sign</u>	<u>25% of allowable area (but not in addition to) available for storefront flat sign</u>	<u>First floor only</u>	<u>n/a</u>	<u>One sign per business or storefront.</u>

<u>Types of Signs Permitted</u>	<u>Maximum Area per Sign Face</u>	<u>Maximum Height of Signs</u>	<u>Minimum Setback</u>	<u>Number of Signs Permitted Per Sign Type</u>
<u>Property Sign</u>	<u>16 sq. ft.</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>1 per street frontage.</u>
<u>Reader Sign (b),(d)</u>	<u>25% of allowable area (but not in addition to) available for freestanding sign</u>	<u>25 ft.</u>	<u>15 ft.</u>	<u>One sign per street frontage.</u>
<u>Real Estate Sign (g)</u>	<u>See note (g)</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>1 per premises.</u>
<u>Temporary Portable Reader Sign (h)</u>	<u>See note (h)</u>	<u>See note (h)</u>	<u>See note (h)</u>	<u>One sign per street frontage.</u>

Notes:

- (a) For height limits on building signs, see subsection 9-10-5K of this chapter.
- (b) If a building fronts on more than one street, then only one of the street frontages (widest) will be allowed in computing the area shown above. Square footage shall be measured on only one side of a 2-sided sign, and on 2 sides of a 3-sided or 4-sided sign.
- (c) Monument signs must have a five foot setback, unless integrated into a wall structure..
- (d) The total combined area of both monument and pole signs cannot exceed 1 sq. ft. per linear foot of street frontage.
- (e) Awnings and canopies must also comply with section 9-10-5N.
- (f) Pole signs may be animated in the HT zoning district.
- (g) See section 9-10-4J.15 for details on sign sizes.
- (h) See section 9-10-5X for specific requirements for temporary signs.
- (i) During the period beginning sixty (60) days before any primary, special or general election, and ending fifteen (15) days thereafter, the amount of sign area used for non-commercial speech messages may be increased by an additional thirty-two (32) square feet of sign area. See section 9-10-2.
- (j) See 9-10-5M.5 regarding pole sign heights.

9-10-9: SIGN REGULATIONS FOR INDUSTRIAL DISTRICTS

The following regulations shall apply to signs permitted in the IR-1 and IR-2 Districts. Except as otherwise provided in this title, any sign not expressly permitted by these regulations is prohibited.

A. Sign Regulations for the IR-1 District:

1. Purpose: Signage in the IR-1 district shall be limited to signage appropriate for light manufacturing land uses.
2. Regulations on table 9-10-9A of this section shall apply to all lots within the IR-1 district.
3. Sign Type, Size and Height Standards table for the IR-1 district:

Table 9-10-9A

<u>Types of Signs Permitted</u>	<u>Maximum Area per Sign Face</u>	<u>Maximum Height of Signs</u>	<u>Minimum Setback</u>	<u>Number of Signs Permitted Per Sign Type</u>
<u>Awning/Canopy Sign (f)</u>	50% of the awning area	<u>See note (a)</u>	<u>n/a</u>	<u>One per first floor door or window.</u>
<u>Canopy, drive-through</u>	<u>40% of canopy face if signage is on 2 faces.</u> <u>20% of canopy face if signs are on 4 faces</u>	<u>See note (a)</u>	<u>n/a</u>	<u>One per canopy face.</u>
<u>Construction Sign</u>	<u>16 sq. ft.</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>1 per street frontage</u>
<u>Flat Signs (a)</u>	<u>15% of the building façade for all flat signs combined</u>	<u>See note (a)</u>	<u>n/a</u>	<u>One or more signs per business or storefront, subject to building façade area limitations</u>
<u>Marquee Sign</u>	<u>15% of the building façade for all flat signs and marquee signs combined</u>	<u>See note (a)</u>	<u>n/a</u>	<u>One sign per business or storefront</u>
<u>Monument Sign (b),(c),(d)</u>	<u>See note (c)</u>	<u>6 ft.</u>	<u>5 ft.</u>	<u>One sign per parcel, and no less than 250' separation between signs</u>
<u>New Development Sign</u>	<u>96 sq. ft.</u>	<u>8 ft.</u>	<u>10 ft.</u>	<u>1 per premises</u>

<u>Types of Signs Permitted</u>	<u>Maximum Area per Sign Face</u>	<u>Maximum Height of Signs</u>	<u>Minimum Setback</u>	<u>Number of Signs Permitted Per Sign Type</u>
<u>Non-Commercial Message</u>	<u>See note (g)</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>See note (g)</u>
<u>Pole Sign (b),(d),(f),(j)</u>	<u>1 sq. ft. per linear ft. of street frontage</u>	<u>25 ft.</u>	<u>15 ft.</u>	<u>One sign per street frontage</u>
<u>Poster Sign</u>	<u>25% of allowable area (but not in addition to) available for storefront flat sign</u>	<u>First floor only</u>	<u>n/a</u>	<u>One sign per business or storefront</u>
<u>Promotional Signs</u>	<u>See note (h)</u>	<u>See note (h)</u>	<u>See note (h)</u>	<u>See note (h)</u>
<u>Property Sign</u>	<u>16 sq. ft.</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>1 per street frontage</u>
<u>Reader Sign (b),(e)</u>	<u>25% of allowable area (but not in addition to) available for freestanding sign</u>	<u>25 ft.</u>	<u>15 ft.</u>	<u>One sign per street frontage</u>
<u>Real Estate Sign (h)</u>	<u>See note (h)</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>1 per premises</u>
<u>Temporary Portable Reader Sign (i)</u>	<u>See note (i)</u>	<u>See note (i)</u>	<u>See note (i)</u>	<u>One sign per street frontage</u>
<u>Window Signs</u>	<u>50% of the total window area</u>	<u>n/a</u>	<u>n/a</u>	<u>n/a</u>

Notes:

- (a) For height limits on building signs, see subsection 9-10-5K of this chapter.
- (b) If a building fronts on more than one street, then only one of the street frontages (widest) will be allowed in computing the area shown above. Square footage shall be measured on only one side of a 2-sided sign, and on 2 sides of a 3-sided or 4-sided sign.
- (c) Monument signs must have a five foot setback, unless integrated into a wall structure. Monument signs may be up to 20 sq. ft. for buildings ≤10,000 sq. ft. in gross floor area, and may be increased up to 60 sq. ft. for buildings >10,000 square feet of gross floor area. Monument signs may be placed on a two (2) foot high maximum landscaped berm without penalty for height.

- (d) The total combined area of both monument and pole signs cannot exceed 1 sq. ft. per linear foot of street frontage.
- (e) Awnings and canopies must also comply with section 9-10-5N.
- (f) Pole signs may be animated in the IR-1 zoning district.
- (g) During the period beginning sixty (60) days before any primary, special or general election, and ending fifteen (15) days thereafter, the amount of sign area used for non-commercial speech messages may be increased by an additional thirty-two (32) square feet of sign area. See section 9-10-2.
- (h) See section 9-10-4J.15 for details on sign sizes.
- (i) See section 9-10-5X for specific requirements for temporary signs.
- (j) See 9-10-5M.5 regarding pole sign heights.

B. Sign Regulations for the IR-2 District:

- 1. Purpose: Signage in the IR-2 district shall be limited to signage appropriate for heavy manufacturing land uses.
- 2. Regulations on table 9-10-9B of this section shall apply to all lots within the IR-2 district.
- 3. Sign Type, Size and Height Standards table for the IR-2 district.

Table 9-10-9B

<u>Types of Signs Permitted</u>	<u>Maximum Area per Sign Face</u>	<u>Maximum Height of Signs</u>	<u>Minimum Setback</u>	<u>Number of Signs Permitted Per Sign Type</u>
<u>Construction Sign</u>	<u>16 sq. ft.</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>1 per street frontage</u>
<u>Flat Signs (a)</u>	<u>15% of the building façade for all flat signs combined</u>	<u>See note (a)</u>	<u>n/a</u>	<u>One or more signs per business or storefront, subject to building façade area limitations</u>
<u>Monument Sign (b), (c),(d)</u>	<u>20 sq. ft.</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>One sign per parcel, and no less than 250' separation between signs</u>

Highlight = New Colored = Re-worded

<u>Types of Signs Permitted</u>	<u>Maximum Area per Sign Face</u>	<u>Maximum Height of Signs</u>	<u>Minimum Setback</u>	<u>Number of Signs Permitted Per Sign Type</u>
<u>New Development Sign</u>	<u>96 sq. ft.</u>	<u>8 ft.</u>	<u>10 ft.</u>	<u>1 per premises</u>
<u>Non-Commercial Message</u>	<u>See note (f)</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>See note (f)</u>
<u>Pole Sign (b),(d),(e), (h)</u>	<u>1 sq. ft. per linear ft. of street frontage</u>	<u>25 ft.</u>	<u>15 ft.</u>	<u>One sign per street frontage</u>
<u>Property Sign</u>	<u>16 sq. ft.</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>1 per street frontage</u>
<u>Real Estate Sign (h)</u>	<u>See note (h)</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>1 per premises</u>
<u>Window Signs</u>	<u>50% of the total window area</u>	<u>n/a</u>	<u>n/a</u>	<u>n/a</u>

Notes:

- (a) For height limits on building signs, see subsection 9-10-5K of this chapter.
- (b) If a building fronts on more than one street, then only one of the street frontages (widest) will be allowed in computing the area shown above. Square footage shall be measured on only one side of a 2-sided sign, and on 2 sides of a 3-sided or 4-sided sign.
- (c) Monument signs must have a five foot setback, unless integrated into a wall structure. Monument signs may be placed on a two (2) foot high maximum landscaped berm without penalty for height.
- (d) The total combined area of both monument and pole signs cannot exceed 1 sq. ft. per linear foot of street frontage.
- (e) Pole signs may be animated in the IR-2 zoning district.
- (f) During the period beginning sixty (60) days before any primary, special or general election, and ending fifteen (15) days thereafter, the amount of sign area used for non-commercial speech messages may be increased by an additional thirty-two (32) square feet of sign area. See section 9-10-2.
- (g) See section 9-10-4J.15 for details on sign sizes.
- (h) See 9-10-5M.5 regarding pole sign heights.

9-10-10: SIGN REGULATIONS FOR SPECIAL DISTRICTS

The following regulations shall apply to signs permitted in the special districts, including the agricultural and open space districts, planned unit development districts, public facilities districts, and other special districts. Except as otherwise provided by this title, any sign not expressly permitted by these district regulations is prohibited.

A. Sign Regulations for the Agriculture District

1. Purpose: Signage in this district is intended to minimize conflicts between agricultural uses and adjacent development.
2. Regulations on table 9-10-10A of this section shall apply to all lots within the "A" district.
3. Sign Type, Size and Height Standards table for the "A" district:

Table 9-10-10A

<u>Types of Signs Permitted</u>	<u>Maximum Area per Sign Face</u>	<u>Maximum Height of Signs</u>	<u>Minimum Setback</u>	<u>Number of Signs Permitted Per Sign Type</u>
<u>Construction Sign</u>	<u>16 sq. ft.</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>1 per street frontage</u>
<u>Flat and monument signs for permitted and conditional nonresidential uses</u>	<u>16 sq. ft.</u>	<u>4 ft.</u>	<u>10 ft.</u>	<u>1 per premises</u>
<u>Garage Sale Sign (b)</u>	<u>4 sq. ft.</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>1 per street frontage</u>
<u>Nameplate</u>	<u>2 sq. ft.</u>	<u>n/a</u>	<u>n/a</u>	<u>1 per dwelling</u>
<u>New Development Sign</u>	<u>96 sq. ft.</u>	<u>8 ft.</u>	<u>10 ft.</u>	<u>1 per development</u>
<u>Non-Commercial Message (c)</u>	<u>6 sq. ft.</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>2 per premises</u>
<u>Property Sign</u>	<u>16 sq. ft.</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>1 per street frontage</u>
<u>Real Estate Sign</u>	<u>See Note (d).</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>1 per premises</u>
<u>Temporary Directional Subdivision Sign</u>	<u>4 sq. ft.</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>No Limit</u>

Notes:

- (a) Illumination of signs in these zones is prohibited.

- (b) Garage Sale Signs allowed cannot be displayed for more than two days every week.
- (c) During the period beginning sixty (60) days before any primary, special or general election, and ending fifteen (15) days thereafter, the amount of sign area used for non-commercial speech messages may be increased by an additional 10 sq. ft. of signs area.
- (d) For parcels up to ½ acre in size, 18" x 30" sign. For parcels ½ acre to five (5) acres in size, 16 sq. ft. sign. For parcels greater than five (5) acres, up to 32 sq. ft. sign. See section 9-10-4J.15 for Real Estate Sign Requirements. 32 sq. ft. sign requires a building permit.

B. Sign Regulations for the PF, PROS, and LR Districts

1. Purpose: Signage in this district is intended to minimize conflicts between public and opens space uses and adjacent development.
2. Regulations on table 9-10-10B of this section shall apply to all lots within the PF, PROS and LR districts.
3. Sign Type, Size and Height Standards table for the PF, PROS and LR districts:

Table 9-10-10B

<u>Types of Signs Permitted</u>	<u>Maximum Area per Sign Face</u>	<u>Maximum Height of Signs</u>	<u>Minimum Setback</u>	<u>Number of Signs Permitted Per Sign Type</u>
<u>Construction Sign</u>	<u>16 sq. ft.</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>1 per street frontage</u>
<u>Flat and monument signs for permitted and conditional nonresidential uses</u>	<u>64 sq. ft</u>	<u>10 ft.</u>	<u>10 ft.</u>	<u>1 per parcel</u>
<u>Property Sign</u>	<u>16 sq. ft.</u>	<u>4 ft.</u>	<u>5 ft.</u>	<u>1 per street frontage</u>

Notes:

- (a) Illumination of signs in these zones is prohibited.

C. Sign Regulations for the RV and M-H Districts

1. Purpose: Signage in this district is intended to minimize conflicts between RV park and mobile home park uses and adjacent development.

2. [Regulations on table 9-10-10C of this section shall apply to all lots within the RV and M-H districts.](#)
3. [Sign Type, Size and Height Standards table for the RV and M-H districts:](#)

Table 9-10-10C

Types of Signs Permitted	Maximum Area per Sign Face	Maximum Height of Signs	Minimum Setback	Number of Signs Permitted Per Sign Type
Construction Sign	16 sq. ft.	4 ft.	5 ft.	1 per street frontage
Non-Commercial Message (c)	6 sq. ft.	4 ft.	5 ft.	2 per premises
Pole or monument signs for permitted and conditional nonresidential uses	100 sq. ft	25 ft.	10 ft.	1 per parcel
Property Sign	16 sq. ft.	4 ft.	5 ft.	1 per street frontage
Real Estate Sign (e)	See Note 4.	4 ft.	5 ft.	1 per premises

Notes:

- (a) [Illumination of signs in these zones is prohibited.](#)
- (b) [Garage Sale Signs allowed cannot be displayed for more than two days every week.](#)
- (c) [During the period beginning sixty \(60\) days before any primary, special or general election, and ending fifteen \(15\) days thereafter, the amount of sign area used for non-commercial speech messages may be increased by an additional 10 sq. ft. of signs area.](#)
- (d) [For parcels up to ½ acre in size, 18" x 30" sign. For parcels ½ acre to five \(5\) acres in size, 16 sq. ft. sign. For parcels greater than five \(5\) acres, up to 32 sq. ft. sign. See section 9-10-4J.15 for Real Estate Sign Requirements. 32 sq. ft. sign requires a building permit.](#)

D. [Sign Regulations for Planned Unit Developments](#)

1. **Purpose:** [Planned unit developments \(PUD\) have common design elements that can be complemented and enhanced through the use of special signage. Planned unit development districts can allow for the creation of special sign regulations to meet the needs of these situations.](#)

2. **Applicability:** These regulations apply to all planned unit developments.
3. **Submission of PUD Regulations:** In order to give effect to the purpose set forth in subsection A of this section, special sign regulations may be proposed as part of a PUD application.
4. **Community Directional Sign:** All requests for a PUD are required to comply with this chapter's requirements for development entry signs and community directional sign program pursuant to section 9-10-5DD and section 9-10-5EE. Additionally, the following requirements specifically apply to PUD applications:
 - a. Height: Community directional ladder signs and kiosks within a Planned Unit Development shall not be more than seventy two inches (72") tall, measured from the high point on the sign to ground level. Monument signs within a Planned Unit Development shall not be taller than seventy two inches (72") in height, unless it is a main entrance sign for the planned unit development. Development entry signs must be approved as part of a Planned Unit Development by the city council.
 - b. Monument signs: Monument signs and development entry signs shall be constructed of either cement products, or of rock, marble, brick or metal material. Treated wood or clay tiles may be used as accent features.
 - c. Display: Development entry signs shall display the development name and subdivision name only.
5. **Effect of PUD approval:** If a PUD special sign regulations are approved by the city council, then the sign standards and limitations established within that PUD shall govern to the extent that they depart from the otherwise applicable sign regulations.
6. **Application Procedure:** Persons seeking to establish a PUD with special sign regulations pursuant to this section shall submit the proposed regulations, including a sign plan and criteria, to the planning department. To the extent that the proposed PUD sign regulations depart from the existing sign ordinance regulations otherwise applicable to the project site, the supporting documentation must specifically list and identify any change or modification to the existing sign ordinance, and make the all of the required findings per section 9-10-4F for the proposed modifications to the sign regulations. This shall be considered an amendment to this title and zoning map and review and approval shall follow normal PUD procedures pursuant to this title. Following adoption of the planned unit development rezoning by the city council, the regulations of the district shall apply uniformly to all properties located within the boundaries of the district.
7. **Changes To Approved PUD Sign Standards:** A PUD which has been properly established may be amended or modified only upon submission and approval of an amendment application pursuant to this title.

9-10-11: VARIANCES

A. Variance authorized:

The City Council may grant variances from the regulations contained in this ordinance:

1. To permit a setback for a sign that is up to twenty-five [25] percent less than the required setback, and
2. To permit the area or height of a sign to be increased by up to twenty-five [25] percent more than the maximum height or area allowed.

B. Approval standards:

The City Council may grant a variance authorized by this Section if it finds the variance requested is required by special or unique hardship because of:

1. exceptional narrowness, shallowness, or shape of the premises on which a sign is located; or
2. exceptional topographic conditions or physical features uniquely affecting the premises on which a sign is located.

A showing that the display of a sign would be more profitable or the sign would be more valuable is not a special or unique hardship as required by this section.

C. Additional requirements:

The City Council shall grant a variance only if it also finds that the variance is consistent with the master plan and there are no other reasonable alternatives for displaying a sign permitted by this ordinance if the variance is not granted. The City Council shall not grant a variance solely because the display of a sign would be more profitable if the variance were granted.

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9-10-12: NONCONFORMING SIGNS

- As used in this section, a "lawful nonconforming sign" is any sign which does not comply with the requirements of this chapter but which was in compliance with the requirements of the sign ordinance in effect immediately prior to the adoption of this chapter or was characterized as a lawful nonconforming sign under such previous ordinance. As used in this section, an unlawful nonconforming sign is any sign which does not comply with the requirements of this chapter and which was not in compliance with the requirements of the sign ordinance in effect immediately prior to the adoption of this chapter or was not characterized as a lawful nonconforming sign under such previous ordinance.
- A lawful nonconforming sign may be maintained and repaired, even though such repair will not bring the sign into compliance with this chapter. If a lawful nonconforming sign is damaged or allowed to deteriorate in an amount in excess of fifty percent (50%) of its then replacement cost, the sign shall not be repaired except as to bring the sign in compliance with this chapter. Repair or restoration of a lawful nonconforming sign requires the obtaining of a sign

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permit and the payment of the requisite fee therefore; the permit shall not be denied nor shall special procedural requirements (including city council review) be invoked merely because of the nonconforming status of the sign. The foregoing provisions shall not be deemed to restrict the changing of copy on lawful nonconforming signs.

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- C. Signs not lawfully existing upon the date the ordinance adopting this chapter becomes effective are not thus rendered lawful by the adoption of the provisions of this chapter and the corresponding repeal of previous provisions, unless by the express provision of this chapter such previously nonconforming sign is permitted under this chapter.

Deleted: (Ord. 309, 1-25-2005)

- D. The copy of a nonconforming sign may be altered or restored or the sign face of a nonconforming sign may be replaced after obtaining a sign permit. Any such changes shall not include reconstruction or relocation of any part of the sign or modification of the sign's architecture, lighting or material unless the sign is brought into complete compliance with the provisions of this chapter.

Deleted: to reflect a change in ownership or change in company logo or marketing policy

- All signs in the downtown central business district must be reviewed by the architectural review committee, prior to issuance of a sign permit.

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- E. A lawful nonconforming sign may be redesigned and remodeled without losing its lawful status so long as the original supports and superstructure of the sign are maintained and the square footage of the sign is not increased by the design change. Any redesign of an existing lawful nonconforming sign must be approved by the building department.

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- F. The reconstruction of a lawfully constructed nonconforming structure, including a billboard or off premises sign, is permitted if a governmental entity or public utility required the structure to be relocated from its previously approved location due to the construction of a public improvement and then only if the reconstruction occurs on the same parcel and the applicant applies for permits within ninety (90) days of receiving notice of completion of the improvements from the city. Any such relocated billboard sign or outdoor advertising structure must comply with the requirements listed in subsection G3 and G4 of this section.

- G. Except under conditions defined in subsection F of this section, a billboard or outdoor advertising structure that is destroyed or damaged to more than fifty percent (50%) of its replacement cost by an act of God, war, natural catastrophe or criminal act such as terrorism, may be reconstructed or repaired on the same parcel if it meets the following standards:

1. The structure is in the form of a pylon sign rather than a pole sign, meaning that the supports for the sign are concealed within the architectural features.
2. The structure supports only one sign of no more than fifteen feet (15') high and twenty five feet (25') wide, rectangular in shape with no tags, extensions, moving or rotating parts, neon or other lights as part of the display, excessive or internal illumination, or flashing lights.

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3. The bottom edge of the sign face is placed no more than ten feet (10') above the crown of the adjacent roadway or interstate highway, and the height of the sign is no more than forty feet (40') above grade (ground level at the base of the sign's structure to the top of the sign face). If the bottom edge of the sign face must be placed less than fourteen feet (14') above grade to meet these standards, additional landscaping or public safety features may be required by the city council.
4. If the sign has two (2) faces, they must be parallel to each other, and the sign face(s) must be perpendicular to the flow of traffic on the adjacent roadway or interstate highway.
5. The location of the sign is at least one thousand feet (1,000') from any existing residence or residential housing district, except for an on site manager's residence in a nonresidential development.
6. The sign structure, including supports and sign faces or copy areas, must remain at least ten feet (10') from any other structure, building or property boundary.

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9-10-19: PROHIBITED SIGNS: ¶

The following signs are prohibited: ¶
A. . Movable or portable signs and signs not permanently installed in the ground or on a pole or building such as "A-frame", pedestal, or similar sign devices, except as otherwise allowed by this chapter; ¶

B. . Off premises signs, except as approved by the planning and zoning commission or the city council in the absence of a planning and zoning commission; ¶

C. . Signs located on public property or attached to any structure or appurtenance on public property except public necessity signs. These signs may be removed by the city or other public agencies owning the public property; ¶

D. . Bench signs located on private property within forty feet (40') of the public right of way or on public property without specific approval of the city; ¶

E. . Home occupation signs, except for nameplate signs; ¶

F. . Signs which create a nuisance or hazard to the public safety; ¶

G. . Obsolete or abandoned signs or messages which identify services no longer provided on the premises; ¶
H. . Flashing or strobe like lighting effects; ¶

I. . Sound emitting devices; ¶

J. . Signs which project more than twenty four inches (24") from a wall; ¶

K. . New and relocated billboards and outdoor advertising, except under conditions described in section **9-10-18** of this chapter; or ¶

L. . Any other sign not complying with the provisions of this chapter, or any prior ordinance. (Ord. 309, 1-25-2005) ¶

9-10-20:

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9-10-13: VIOLATIONS AND PENALTIES

It is a misdemeanor, punishable by a fine not to exceed one thousand dollars (\$1,000.00) and/or imprisonment for a period not to exceed six (6) months, for any person, user, installer or owner to:

- A. Install, erect or change a sign for which a permit is required without first obtaining a sign permit or for any violation of any other provisions of this chapter or for any person, user, installer or owner to install or use a prohibited sign;
- B. Install or use a prohibited sign; or
- C. Violate any provision of this chapter or to fail to conform to approved plans.

9-10-14: SEVERABILITY CLAUSE

The invalidation of any section, subsection, clause, or phrase of this ordinance by any court of competent jurisdiction shall not affect the validity of the remaining portions of the ordinance.

- J. Expiration Of Permit: Sign permits shall expire one year following the date of issuance of the sign permit unless the sign is fully constructed according to the plans submitted with the application for the sign permit. Sign permits so expiring shall be thereafter null and void and shall have no rights or privileges whatsoever. To construct a sign under a permit so expiring requires the reapplication for the approval of the new sign permit, as provided in this section. Sign permits issued by the building and zoning department will expire one year following the date of issuance. For sign permits requiring approval by the planning and zoning commission or the city council in the absence of a planning and zoning commission, the date of issuance shall, for purposes of this subsection, be the date the planning and zoning commission or the date the city council in the absence of a planning and zoning commission granted approval of the sign. (Ord. 216, 3-9-1999, eff. 4-3-1999)

9-10-4: GENERAL CONDITIONS:

- A. Nonapplicable: Nothing in this section shall apply to displays of the following kinds:
1. Official notices of any court, public body or officer;
 2. Notices posted by utility or other quasi-public agent in the performance of a public duty or by any person giving due legal notice;
 3. Directional, warning or informational signs or structures either required by law or established by local authority, institutional or group notices of a public or semipublic nature;
 4. Permanent lettering attached to a motor vehicle when indicating its primary purpose; or
 5. Those located within a building that will not be visible from any existing or proposed public road, street, highway or alley, nor any approved private road.
- B. Prohibited Locations: No advertising display shall be placed in any of the following locations:
1. Within the right of way of any highway, road or other public easement, or within a future right of way, unless specifically authorized by the city council, and permitted by the department of public works and zoning official;
 2. Within any stream or drainage channel;

3. In any location that would prevent a traveler of a highway, street or driveway from obtaining a clear view of approaching traffic for a distance of not less than five hundred feet (500');

4. So as to interfere with, mislead, obstruct the view of or be confused with any directional, warning, danger, signal or informational sign or structure, either required by law or established by local authority; or

5. Above a canopy or marquee, or upon a roof, except that the following may be permitted:

a. A mansard roof may be treated as a wall for sign purposes when such roof is more nearly vertical than horizontal, subject to the provisions of these regulations; or

b. A sign upon a parapet if such a parapet is continuous along the entire top of the wall upon which it is constructed and is constructed and is of the same surface appearance as the wall.

C. Prohibited Displays: Displays of the following nature are prohibited, unless otherwise approved by the department of public works and zoning official:

1. Imitations or simulations of any directional, warning, danger or informational signs;

2. Illumination of such brilliance and/or position as to blind or dazzle the vision of travelers;

3. Displays containing statements, words or suggestions or pictures of an obscene, indecent or immoral character;

4. Misleading, erroneous or false information and advertising;

5. Those that emit any sound as part of the advertising message; or

6. Portable or mobile signs which are placed upon, affixed to or hung from a portable, natural or contrived appliance, structure, trailer, flatbed, vehicle or thing, susceptible or capable of being used for advertising, except as provided in section [9-10-9](#) of this chapter.

D. Name Of Manufacturer Displayed: No advertising display shall be maintained unless the name of the manufacturer, or the manager of the sign is displayed thereon.

E. Abandoned Displays: Abandoned (as determined by the zoning official) displays or those advertising activities of a defunct or inoperative nature

including poles or other devices supporting or elevating the sign must be moved or removed within ninety (90) days of notification to the property owner and/or owner of the business advertised and/or owner of the sign to move or remove the sign. Failure to move or remove a display, including poles or other devices supporting the display, within ninety (90) days after notice to do so is a misdemeanor and is punishable as prescribed by law.

- F. Maintenance: All signs, advertising displays and structures as regulated by this section shall be maintained by the owner of the sign and/or property, and shall be kept free and clear of all obnoxious substances, materials, rubbish or weeds.
- G. FAA Limitations: No advertising display, sign or structure as regulated by this section shall exceed public airport and vicinity limitations and the sectional district maps for any airfield, nor any recommendation of the director of aviation in regard to obstructions of visibility by height, area or lighting thereof.
- H. Setback Measurements: All advertising display, sign and structure setback distances shall be determined from the current or future right of way line and measured horizontally to the closest point of projection of the display, sign or structure.
- I. Special Provisions:
 - 1. Wall Signs: No wall sign shall project out from the wall more than two feet (2') measured to the front of the sign and in no event may such projection intrude into a required setback, separation or yard area. No portion of any wall sign shall project beyond the end or top of the wall to which the wall sign is attached.
 - 2. Marquee Signs: A sign attached to any marquee shall not project below the marquee and shall not have more than fifty percent (50%) of the sign projecting above the top of the marquee. The sign shall not under any conditions exceed the height of the wall to which the marquee is attached, and no external bracing to the wall or top of the marquee shall be allowed.
 - 3. Revolving Signs: A sign that revolves shall not exceed eight (8) revolutions per minute and shall be permitted only in nonresidential zones.
 - 4. Animated Signs: Animated signs shall be permitted only in an HT, IR-1 or IR-2 zone. Time and temperature displays are not "animated signs" for the purposes of this section. (Ord. 216, 3-9-1999, eff. 4-3-1999)

9-10-5: ON PREMISES ADVERTISING:

On premises advertising displays, signs and structures may be allowed subject to the provisions of section [9-10-4](#) of this chapter and as further provided herein:

- A. Size: The total area of all types of displays located on a lot or parcel of land, excluding signage on the front of the business, shall not exceed the following ratio:

Zone	Square Feet Per Each Linear Foot Of Frontage
Residential	1
Commercial	1
Industrial	1
HT	8

If a building fronts on more than 1 street, then only 1 of the street frontages will be allowed in computing the area shown above. Square footage shall be measured on only 1 side of a 2-sided sign, and on 2 sides of a 3-sided or 4-sided sign.

(Ord. 300, 3-23-2004)

- B. Number Of Freestanding Signs Allowed: No freestanding on premises sign in excess of twenty five feet (25') shall be constructed without first obtaining a conditional use permit from the city council. No freestanding on premises sign in excess of twenty five feet (25') shall be constructed within a distance of two hundred fifty feet (250'), as measured in a straight line, from any other sign in excess of twenty five feet (25') in height, unless the applicant has first obtained a conditional use permit from the city council.
- C. Setback: No display, sign or structure shall be located within ten feet (10') of the current or future right of way width. The side setback shall be the same as the building side yard setback except that, if the adjacent lot or parcel is in a residential zone, the sign shall be set back at least five feet (5') from the side property line. In no case shall a sign be located in such a way as to impact the thirty foot (30') sight zone at intersections and driveways.
- D. Height:

1. The minimum height of a freestanding sign shall be measured from the horizontal surface of the ground to the lowest portion of horizontal projection of the sign, and shall not be less than fourteen feet (14') where located in an area subject to vehicular traffic.

2. The maximum overall height for any sign shall not exceed the building height for the district in which the sign is erected and in no event may any sign exceed twenty five feet (25') in height without a conditional use permit.

3. In an HT zone, the maximum height may be increased above twenty five feet (25') to a maximum of building height for any permitted use subject to securing a conditional use permit from the city council.

E. Landscaping: Every freestanding sign so located as to be subject to pedestrian or vehicular traffic shall have an "A" type concrete curb at a minimum distance of four feet (4') from any portion of the sign which would interfere or obstruct said traffic and the area within the curb shall be landscaped.

F. Commercial Zones, Special Provisions: Advertising signs in addition to the provisions of this section will be permitted as follows:

1. Wall or marquee signs attached to and parallel to the frontage walls, continuous across the entire front of the building with each individual business advertising limited to the building frontage of that particular business and not exceeding fifteen percent (15%) of the facade of the business;

2. Not to exceed four feet (4') in height in a commercial zone with a net area of less than five (5) acres; and

3. Not to exceed six feet (6') in height in a commercial zone with a net area of five (5) or more acres.

G. Vehicles As Promotional Devices: Notwithstanding any other provision of these regulations, a casino may maintain the exterior display of a vehicle or vehicles as promotional devices, with associated signage, subject to the following conditions:

1. Such display shall be set back from any public right of way in accordance with the normal front setback for an on premises sign;

2. One such display shall be permitted within each five hundred feet (500') of frontage along any public right of way;

3. Any sign associated with such display shall not extend more than two feet (2') above or beyond the vehicle being displayed.

9-10-6: OFF PREMISES ADVERTISING:

- A. Off Premises Commercial Or Public Use Signs: Off premises commercial or public use signs are permitted with a conditional use permit approved by the planning and zoning commission or the city council if no planning and zoning commission has been appointed. Off premises signs are permissible only in hardship cases in which, due to location, a business or public facility is not easily seen from or located near a major street. Off premises signs are not intended for general advertising purposes and are directional in nature. An off premises sign may be approved in any zone in which the proposed location is deemed appropriate by the planning and zoning commission or the city council if a planning commission has not been appointed. All other applicable regulations of this chapter regarding off premises signs shall be observed. The planning and zoning commission or the city council if a planning commission has not been appointed may review sign permits issued for off premises signs annually to determine whether conditions have changed to the extent that removal of the sign is warranted. If it is determined that the sign is no longer necessary as a hardship no longer exists, the building and zoning official may require removal of the sign by the property owner or by the party to whom the permit was first issued.
- B. Bond: The owner of each and every off premises sign shall execute a bond to the city in the sum of one thousand dollars (\$1,000.00) for each and every off premises sign, to guarantee the removal of the sign at the time of expiration as required by the building and zoning official. An affidavit must be included with property owner's permission for the city to be able to remove the sign from the property when deemed necessary.
- C. Separations: No off premises signs may be located within three hundred feet (300') of any other off premises sign on the same side of a public right of way, nor within one hundred feet (100') of any on premises freestanding sign or commercial or residential structure.
- D. Number Of Signs Allowed: A maximum of two (2) off site sign installations per project. (Ord. 216, 3-9-1999, eff. 4-3-1999)
- E. Community Directional Ladder Signs Permitted: Ladder style directional signs to be shared by more than one development are not in violation of this code or the limitations of this section. Such directional signs must be part of a community directional sign program with locations approved by the planning and redevelopment director as to location, design and materials. The permission of a private landowner is required if the community directional sign is to be placed on private property. Community directional signs may be

placed on property of the city with the approval of the planning and redevelopment director and the public works director. (Ord. 300, 3-23-2004)



(Ord. 216, 3-9-1999, eff. 4-3-1999)

H. Vehicles As Advertising Devices: Advertising may be painted on or otherwise affixed to cars, trucks, trailers, conveyances or other vehicles subject to the following conditions:

1. Any signage on inoperable or stationary vehicles is subject to the maximum allowable signage authorized pursuant to subsection A of this section and must be approved in advance by the building and zoning official as to content and location on the property;

2. Vehicles used in the daily operation of a business will only be permitted to park in the public parking area of a business during normal business hours for that business when:

a. They are governmental vehicles owned and operated by governmental entities and are parking on governmental property;

b. It is reasonably necessary for the vehicle to park in the public parking area of the business in the determination of the building and zoning official;

c. There is no reasonable off site location for the vehicle to park during business hours;

d. The required public parking may be maintained with the vehicle or vehicles parking the public parking area during business hours; and

e. The building and zoning official authorizes the specific public parking area which the vehicle or vehicles will occupy in the public parking area of the business during business hours.

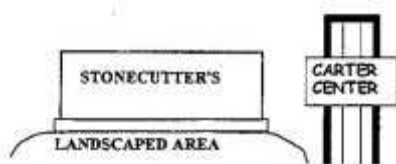
I. Real Estate Sales Or Rental Development Signs: Each real estate sales or rental development may have one on premises sign advertising the development project. Such a sign may not be larger than eight feet by twelve feet (8' x 12').

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signs located in the CR-2, CR-3, HT, and IR-1 zones shall not exceed four feet (4') in height and twenty (20) square feet in copy area, except monument signs not to exceed six feet (6') in height and sixty (60) square feet for buildings under ten thousand (10,000) square feet and not to exceed ten feet (10') in height from the approved finished grade of the lot at the location of the sign, including the base of the sign and one hundred (100) square feet in total dimension for buildings over ten thousand (10,000) square feet in the downtown central business district. Monument signs permitted in this subsection may be placed upon a berm the height of which does not exceed two feet (2'). (Ord. 300, 3-23-2004)

- C. Freestanding Signs: All freestanding signs in the downtown central business district must be monument signs.
- D. Design: Flat signs shall be designed to be harmonious with downtown redevelopment standards.
- E. Construction: Flat signs shall be constructed of low maintenance materials using flush mounted cabinets, individual pan channel letters, or raised or flush mounted metal cutout letters. Wooden flat signs or poster signs may be used only with planning and zoning commission approval. Flat signs shall be mounted parallel to the wall and shall not extend more than twenty four inches (24") from the wall.
- F. Illumination: No internal lighting may be used with flat cabinet signs in the downtown redevelopment area. Other flat signs may be externally lighted with concealed lighting. Raised letters may not be backlighted or exposed bulbs or neon tubes may not be used.
- G. Distance

- H. Review: All signs in the downtown central business district must be reviewed first by the architectural review committee and then approved by the redevelopment agency. All freestanding signs in the downtown central business district may be monument signs only.



(Ord. 216, 3-9-1999, eff. 4-3-1999; amd. Ord. 265, 5-23-2002)

9-10-7-1: FLAT SIGNS:

Flat signs in the city must comply with the following provisions:

- A. Area: The maximum allowable area of a flat sign shall not exceed fifteen percent (15%) of the building facade or wall on which the sign is to be placed. Flat signs placed on marquees or canopies

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in the downtown central business district. Flat signs in the downtown central business district may be externally lighted with concealed lighting. Raised letters may not be interior lighted on signs in the downtown central business district and exposed or neon bulbs may not be used. One neon sign is permitted as an internal window sign, which is a maximum of three (3) square feet in size, and is operated only during business hours to indicate that the establishment is open for business.

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, and may be placed in the public right of way upon approval, as directed by the city council.

2. Central Business District: Community directional signs located in the central business district must not be taller than seventy two inches (72").

- C. Display: Front entrance signs shall display the development name, and subdivision name only. Off premises community directional signs shall display the subdivision name and a directional arrow only. Off premises community directional signs shall display a maximum of seven (7) subdivision location sign panels.
- D. Materials: Community directional signs shall be of uniform color and design throughout the city, and shall be constructed of a metal material. Monument signs shall be constructed of either cement products, or of rock, marble, brick or metal material. Treated wood or clay tiles may be used as accent features.
- E. Entry Signs And Directional Signs:
 - 1. Main Entry: One monument entrance sign may be constructed at the main entrance of the PUD or subdivision.
 - a. The main entrance monument sign may be part of a wall, but neither the sign nor wall may exceed six feet (6') in height. The total sign area of the

monument may not exceed forty (40) square feet, or if only the name of the development is represented, letters must not exceed twenty inches (20") in height. The monument entry sign may be placed upon a berm that does not exceed two feet (2') in height.

b. Other architectural features, fountains, sculptures or public art may be included with the entry monument; provided, that the height of any feature does not exceed twenty five feet (25') above the adjacent curb or sidewalk.

c. All applicable corner sight zones must remain clear of obstruction (see subsection [9-9-7D](#) of this title).

d. Main entry monuments are permitted on both sides of the main entrance to a PUD or subdivision. If a monument is desired on both sides of the entrance, the standards for a secondary entry monument, found in subsection E2 of this section, shall apply, unless the PUD or subdivision is larger than six hundred forty (640) acres in size.

2. Secondary Entry: Additional monument signs may be placed at other, secondary entrances of the PUD or subdivision. These standards shall also apply for entry monuments to apartment or condominium complexes within a PUD.

a. The monument sign may be part of a wall, but neither the sign nor wall may exceed six feet (6') in height. The total sign area may not exceed twenty (20) square feet, or if only the name of the development is represented, letters must not exceed twelve inches (12") in height. The monument entry sign may be placed upon a berm that does not exceed two feet (2') in height.

b. Other architectural features, fountains, sculptures or public art may be included with the monument; provided, that the height of any feature does not exceed fourteen feet (14') above the adjacent curb or sidewalk.

c. All applicable corner and driveway sight zones must remain clear of obstruction (see subsection [9-9-7D](#) of this title).

3. Community Directional Signs: All new off premises directional signs must be part of the community directional sign system. Developers of PUDs, single-family homes, townhouses, condominiums, apartments, and mobile home estates with lots for sale, may lease community directional sign panels to suit their needs from a designated city contractor. Temporary directional signs are also permitted per section [9-10-9](#) of this chapter.

a. Maximum sign height for a community directional sign shall be ten feet six inches (10'6"),

[To accommodate previously approved developments, one off premises directional sign may be permitted per PUD or subdivision; provided, that a building permit is issued and the sign installed before December 31, 2004. All new off premises signs must be installed at least two hundred fifty feet (250') away from any community directional sign, or any location for which a building permit has been issued for a community directional sign.] (Ord. 300, 3-23-2004)

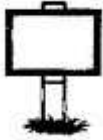
F.

(Ord. 216, 3-9-1999, eff. 4-3-1999)

9-10-9: TEMPORARY DIRECTIONAL SIGNS:

- A. Allowed: Temporary directional signs will be allowed to advertise a residential subdivision during the construction of the subdivision.
- B. Area: Signs cannot be larger than eighteen inches by twenty four inches (18" x 24") and must be constructed of durable materials. A-frame signs, whether as temporary directional signs or for any other purpose, are not permitted in the city.
- C. Display Period: Temporary directional signs are normally only permitted on "weekends", which are defined as from Friday morning to Monday morning each week. Temporary real estate sales signs will be taken down each Monday morning. The zoning official may permit temporary directional real estate sales signs for special occasions other than weekends upon written application of the developer establishing the special occasion to the satisfaction of the zoning official. If the building and zoning official permits temporary directional signs for a special occasion, the building and zoning official will determine the days of the week when such temporary directional signs may be displayed and the total number of days they may be displayed.
- D. Issuance:
 - 1. Temporary directional real estate development signs must be approved by the building and zoning official before the placement of any sign. A location plan must be submitted for approval.

2. The building and zoning official may issue a permit for temporary directional real estate development signs for up to six (6) months. Any such permit is subject to review at any time. In granting a temporary real estate directional sign permit, the building and zoning official will also determine the total number of temporary directional signs which may be displayed and the locations where they may be displayed.



(Ord. 216, 3-9-1999, eff. 4-3-1999)

9-10-10: AWNING SIGNS:

- A. Zoning: Awning fabric signs including identification, advertising and business signs are permitted in the CR-2, HT, and IR-1 zones. (Ord. 346, 6-27-2006, eff. 7-21-2006)
- B. Area: The maximum allowable area of an awning shall not exceed twenty five percent (25%) of the building facade on which the sign is to be placed. Area to be used for copy of design shall not exceed fifty percent (50%) of the awning. Striping of not more than one color (including black and white) and the background shall not be considered design space. Awnings placed on canopies or marquees are not exempted from the twenty five percent (25%) limitation but may not exceed three feet (3') in height and shall provide a minimum of eight feet (8') clearance from the grade. No more than twenty five percent (25%) of the awning shall be used for copy or design.
- C. Construction: Awnings shall be constructed of low maintenance materials and flush mounted against the wall or the canopy. (Ord. 216, 3-9-1999, eff. 4-3-1999)
- D. Illumination: External lighting may not be used with awning signs. (Ord. 346, 6-27-2006, eff. 7-21-2006)



(Ord. 216, 3-9-1999, eff. 4-3-1999)

9-10-11: TEMPORARY PORTABLE READER SIGNS:

- A. Portable Reader Signs: Portable reader signs, similar to those depicted at the end of this section, may be temporarily located with or without wheels, as provided in this section.
- B. Zoning: Temporary portable reader signs shall be permitted in the HT, CR-2, IR-1 and PB zones.
- C. Display Period: One temporary portable reader sign may be displayed on a lot for no longer than fourteen (14) days per calendar quarter and for no longer than thirty (30) days during a grand opening. This provision applies to both single users and multiple users who share the same sign. A portable reader sign may not be used as a substitute for a permanent freestanding sign.
- D. Size: Temporary portable reader signs shall not exceed thirty two (32) square feet in area.
- E. Location: Temporary portable reader signs shall be located a minimum of eighteen inches (18") behind the front property line and five feet (5') from the side property line. In no case shall a sign be located in such a way as to impact the thirty foot (30') sight zone at intersections and driveways. Electrical cords may not be placed in the way of any pedestrian or vehicle traffic.
- F. Illumination: Only internal illumination may be used with temporary portable reader signs.
- G. Issuance: Temporary portable reader signs require a permit which is issued by the building and zoning official. Temporary portable reader signs will be allowed for special sales events or to advertise special sales prices for promotional purposes. A permit seeking permission for a temporary portable reader sign must set forth the days when the temporary portable reader sign will be displayed.



(Ord. 216, 3-9-1999, eff. 4-3-1999)

9-10-11-1: TEMPORARY PROMOTIONAL SIGNAGE:

Temporary promotional signage will be permitted in the city pursuant to the following conditions:

- A. Temporary Promotional Signage: In addition to the freestanding sign authorized for a particular lot or shopping center pursuant to this chapter, a retail sales business or shopping center may have eighteen (18) square feet of additional temporary promotional signage for the purpose of advertising special sales events or special sales prices. Unless this square footage is incorporated into a permanent freestanding sign, this signage is temporary. If this additional signage is incorporated into a permanent freestanding sign, it will be utilized in the changeable copy portion of the sign. The entire changeable copy area of a freestanding sign, including this additional signage, will not exceed more than twenty five percent (25%) of the area of the freestanding sign.
- B. Limitation: The temporary promotional signage permitted by this section is limited to one such sign per lot or shopping center. If a lot or shopping center contains more than one business, all of the retail sales businesses on such lot or in such shopping center will utilize one 18-square foot temporary promotional sign or area on the freestanding sign for that lot or shopping center.
- C. Permit Required: Temporary promotional signage pursuant to this section requires a permit which is issued by the building and zoning official. Any such permit will be issued for no more than ninety (90) days and may be renewed in the discretion of the building and zoning official.
- D. Placement On Lot: The building and zoning official must approve the materials and location of any temporary promotional signage on the subject property as shown by the plan accompanying the request for permit. Any such signage must comply with any other applicable provision of this code including, but not limited to, requirements for setbacks and to protect fields of vision for motorists and pedestrians.
- E. Expiration Of Section: This section will be in effect for one year from the date of its approval by the city council unless renewed by the city council. In determining whether to renew this section, the city council will consider the opinion of the building and zoning official and the business community. A public hearing will be scheduled to receive the input of the public. The city council will consider renewing this section so long as it is determined this section has been beneficial to the businesses utilizing such signage and not detrimental to visitors to or residents of the city. However, if this section is not renewed, any applicant who incorporates this additional changeable copy promotional signage into a freestanding sign when this section is in effect will

be permitted to utilize this additional space so long as the freestanding sign is permitted. (Ord. 216, 3-9-1999, eff. 4-3-1999)

9-10-12: CHANGEABLE COPY SIGNS:

- A. Zoning: Changeable copy signs or signs (other than portable reader signs) on which the copy is changed manually or electrically such as reader signs or electronic message signs are permitted only in the HT, CR-2, IR-1 and PB zones.
- B. Area: Changeable copy signs (other than portable reader signs) shall be integrated into another approved sign and shall be included in the overall maximum area for such signs, but not to exceed twenty five percent (25%) of the total area of the sign.
- C. Illumination: Only internal illumination may be used with changeable copy signs.



(Ord. 216, 3-9-1999, eff. 4-3-1999)

9-10-13: INFLATED SIGN DISPLAYS:

- A. Temporarily Allowed: Inflated sign displays, balloons and other devices supported by the pressure of forced or heated air or of lighter than air gases and attached to the ground or a structure may be temporarily located as provided in this section.
- B. Zoning: Inflated sign displays are permitted only in the HT, CR-2 and IR-1 zones.
- C. Display Period: Inflated signs may be displayed for no longer than fourteen (14) days per calendar quarter and no longer than thirty (30) days during a grand opening.

- D. Height: Inflated signs shall not exceed thirty five feet (35') in height and must be tethered to a maximum overall height of one hundred feet (100').
- E. Location: An inflated sign shall meet all minimum building setbacks of the zone in which it is used, or, if located adjacent to a more restrictive zone, shall meet that zone's setback requirements. Such inflated signs shall be adequately tethered to the ground and shall be located so as not to constitute a hazard.
- F. Safety: Inflated signs shall be adequately tethered and located so as not to extend into the airspace above the public right of way, regardless of wind condition. Flammable gases shall not be utilized for inflated signs. Any inflated sign constituting a hazard shall be immediately removed.
- G. Issuance: The building official shall issue a special permit for inflated signs. Inflated signs will be allowed for special occasions.



(Ord. 216, 3-9-1999, eff. 4-3-1999)

9-10-14: OTHER PROMOTIONAL SIGNAGE:

- A. Temporarily Allowed: Other promotional signage, including, but not limited to, banners, pennants, streamers, flags and searchlights, but not including prohibited movable signs, may be temporarily located as provided in this section.
- B. Zoning: Other promotional signs may be used only in the HT, CR-2 and IR-1 zones.
- C. Display Period: A temporary sign permit for promotional signage (i.e., banners, pennants, streamers, flags and searchlights) may be approved by the building official or his designee for a period not to exceed thirty (30) days per calendar quarter or no longer than sixty (60) consecutive days during a grand opening. If permitted, promotional signage may be displayed each week from Friday morning to Monday morning. If the business chooses this option, promotional signage will be removed each Monday morning and not displayed again until the next Friday morning. If Monday morning is a legal

holiday in the city, the promotional signage may be displayed until Tuesday morning of that week.

D. Area: The total area of a banner

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- E. Density: Only two (2) banner signs per business are allowed. A maximum of two (2) types of other promotional signs, per business, may be used simultaneously.
- F. Location: Banner signs may be placed on the principal building facade only. Other promotional signage shall not obstruct or be placed on any public right of way or attached to any structure or appurtenance in the public right of way. Other promotional signage shall not be located in a clear vision zone.
- G. Searchlights: Searchlights shall be located a minimum of fifty feet (50') from the edge of any street pavement, shall be directed upward at an angle of at least forty five degrees (45o) and shall be operated only between dusk and eleven o'clock (11:00) P.M. Searchlights may be used in HT zone only.
- H. Light Pole Banners: Light pole banners must obtain a permit from the public works director prior to the sign being displayed.
- I. Issuance: The building official may issue a special permit for other promotional signage. Promotional signage may be allowed for special occasions. There will be a maximum three (3) day time period allowed, with exceptions possible on special holidays or special events. All requests for promotional signage exceeding that authorized by the building official may only be granted by the city council. (Ord. 216, 3-9-1999, eff. 4-3-1999)

9-10-15: MISCELLANEOUS SIGNS:

- A. Historical Monuments And Markers: Monuments or markers designating historic sites may be constructed in all zones with planning and zoning commission approval or by the city council in the absence of a planning and zoning commission. Historic monuments and markers shall be constructed of masonry and/or noncorrodible metal materials or other materials as approved by the planning and zoning commission or the city council in the absence of a planning and zoning commission.
- B. Wall Signs: Wall signs such as murals and supergraphics that are painted or appear to be painted on the walls of buildings are permitted only with planning and zoning commission approval or by approval of the city council in the

absence of a planning and zoning commission. Such signs shall use durable materials.

- C. Sculptured Signs: Sculptured signs include scaled reproductions of products, an actual product, statuary or other devices intended to represent a product, location or service. Sculptured signs may be used only with planning and zoning commission approval or the approval of the city council in the absence of a planning and zoning commission.
- D. Roof Signs: Signs located upon or attached to the roofs of structures and signs which extend above a parapet or mansard are permitted only by conditional use permit issued by the planning and zoning commission or the city council in the absence of a planning and zoning commission. (Ord. 216, 3-9-1999, eff. 4-3-1999)

9-10-16: BILLBOARD SIGNS:

(Rep. by Ord. 309, 1-25-2005)

9-10-17: POLITICAL SIGNS:

- A. Political signs may be permitted in any zoning district; provided, that the sign complies with the following:
 - 1. Any person or persons erecting and/or causing to be erected any political sign, and/or the property owner, shall be severally responsible for the removal of the sign within fifteen (15) days after the primary election if the sponsor's candidate is defeated and in all cases within fifteen (15) days after the general election;
 - 2. A political sign shall not exceed sixteen (16) square feet in any residential district and thirty two (32) square feet in any other district, except as further provided below;
 - 3. Any political sign exceeding the above conditions shall comply with all of the conditions as provided in section [9-10-6](#) of this chapter;
 - 4. Political signs permitted under this section may be erected not more than sixty (60) days before a primary election that concerns a candidate, party or question for that primary or the ensuing general election;

5. Political signs are not permitted to be erected or displayed on public property in the city. Permission is required from landowners for political signs to be erected or displayed on private property in the city;

6. Any person erecting or causing to be erected any political sign or the candidate advertised by the sign will be advised of any violation of this section and will be given seventy two (72) hours to remedy such violation from the date of receipt of notice of violation. Failure of such person or persons to remedy such violation of this section within the time prescribed by this section will subject such person or persons to criminal prosecution.

B. The failure to comply with the provisions of this section is punishable as a misdemeanor. (Ord. 216, 3-9-1999, eff. 4-3-1999)